Official Publication of Windermere Lakes Homeowners Association

Windermere Lakes HOMEOWNERS ASSOCIATION

July 2010 www.windermerelakes.net Volume 4, Issue 7

President's Message

Summer Invites Fishing

(Often By Non-resident Trespassers)!

Again, there have been many reports of several non-residents fishing' on our Windermere Lakes. This is absolutely prohibited and is unacceptable to those of us that care about our lakes and the fish. Even more serious, this is a violation of the fishing rules and guidelines for our lakes.

Remember to have your Windermere Lakes Fishing Identification Tag with you and/or your family while fishing at any of the public docks! This will enable us to better identify residents that are fishing on our lakes versus those non-residents that are trespassing on our properties.

Those of you that care about our lakes and the enjoyment they bring to all of us, please be sure to report anyone that may be fishing or playing unauthorized on our lakes or any person fishing in a manner that is not within the rules established by Windermere Lakes HOA. A large portion of your HOA dues are used to stock, feed and maintain our lakes.

We have scheduled the Rules and Guidelines below. If you see your anyone not adhering to the rules, please share a copy with them and report the offenders to SCS Management or www.windermerelakes.net for further action. If immediate action is needed, please contact the Sheriff's Dept. to report the matter if Non-Emergency. If an Emergency dial 911

Windermere Lakes Fishing Rules & Guidelines

- Keep your Windermere Lakes Fishing Identification Tags with you and/or family when fishing at public docks.
- Windermere Lakes allows only catch and release fishing.
- Fishing is permitted only for WL Residents and their guests.
- Guests should be accompanied by a WL Resident at all times.
- Compliance with Texas Parks and Wildlife licensing requirements, rules and regulations is required by all persons.
- Circle hooks must be used for all bait fishing.
- There shall be absolutely no catching of fish by nets or any other such devices.
- No exotic fish such as aquarium fish or fish caught in other rivers, lakes or ponds should be released into Windermere Lakes.
- Dispose of all trash, bait containers, picnic materials and fishing line in a responsible manner.
- Swimming and diving in the lakes is unsafe and strictly prohibited.
- Children should be monitored at all times while fishing or near the lakes.
- In case of emergency call 9-1-1.
- If there are conditions on the lakes which should be corrected, please contact the HOA Board through windermerelakes.net immediately.
- Fishing by non-residents can be treated as trespassing.

Kevin McClard, President

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IMPORTANT NUMBERS

Emergency	911
Sheriff's Dept.	713-221-6000
Center Point Energy - Customer Service (Gas)	713-659-2111
Cy-Fair Fire Dept	911
Cy-Fair Hospital	281-890-4285
Animal Control	281-999-3191
Center Point (Street lights)	713-207-2222
Library	281-890-2665
NW Harris County MUD #29	713-983-3602
Aquasource	713-983-3604
Post Office	713-937-6827
Reliant Energy - Residential Electirc	713-207-7777
SCS Management Services, Inc.	281-463-1777
Comcast Cable/Communications	800-266-2278
Waste Management/Trash Pick Up	713-686-6666

BOARD OF DIRECTORS

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Landscape	Judy Maze
Finance	Sreehari Gorantla
Architectural Control/Deed Restrictions	TBA

All Board members and Committees can be contacted at www.windermerelakes.net

* We are establishing our Committees for 2010 and need resident volunteers! If you are interested in participating with us, please contact us at www.windermerelakes.net for more details. This is a great way to meet your fellow neighbors and to help make our Windermere Lakes community a better place to live.

NEWSLETTER INFO

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TIPS & INFO FROM THE BOARD....

We have been spotting a large number of homeowners that put their trash out on holidays and since there is no pickup on most holidays, the trash just sits!

This is your reminder that Waste Management does not have trash pickup on the following holidays:

New Year's Day • Martin Luther King's Birthday
Memorial Day • Independence Day, Labor Day
Thanksgiving Day • Christmas Day

The trash pickup will not be done until the 'next scheduled trash pickup day'!

Please be sure to watch the holiday dates and do not put your trash out at the curb as it will just sit until the next regularly scheduled pickup day. Not only is this unsitely for your neighbors and the entire neighborhood, it is also against Windermere Lakes deed restriction guidelines.

Make a note on your calendar to check on the holiday schedule BEFORE you take out the trash. If you misplace the list and forget the holiday schedule, you can go to Waste Management at www.wm.com to check the current holiday dates.

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Windermere 'Yard of the Month'

Congratulations! The winner is……..11919 Palmetto Shores

This winner's landscaping was great and impressed members of our committee as the selection for 'Yard of the Month" for JUNE. Their new landscape design, colorful plants and water feature make this home a real standout!

The homeowner receives a $25 Gift Card from Home Depot, bragging rights to the honor AND our WL Yard of the Month sign remains in their yard during the month. Thank you for taking the time to care for your yard and home appearance.

Thanks to those that always help make our neighborhood more beautiful.

Our volunteers do a great job during this selection process and really care for our neighborhood! We thank you!

Judy Maze
Chair, Landscape Committee

Note: We are aware of several homes that really need mowing and lawn maintenance. There are Deed Restriction Violation letters being sent regularly to those that do not comply with the neighborhood requirements. Please be sure you are not on that list… for the cost of becoming on that list and receiving the 'violation fine', you could have hired someone to do a very nice job on your yard.

Electricity is ON SALE at StarTex Power!

Alan "Petrodamus" Lammey, host of 'Energy Week', can be heard every Sunday on 1070 KNTH in Houston.

I'm Texas Energy Analyst, Alan Lammey. In case you didn't know, electricity rates are currently at lows not seen in years, which means that NOW is the time to lock in a very low electricity rate with the provider that I highly recommend to all my radio show listeners: StarTex Power. StarTex Power is local and reputable, with some of the most competitive rates available in all of Texas. You can switch right online at www.StarTexPower.com

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LANDSCAPE FOCUS

Fast & Easy Home Improvement Ideas

The first signs of spring are a sure indication that it is time to dust off your home improvement "to-do" list.

But if you haven't quite gotten motivated to tackle those big projects, here is a short list of ideas that will really brighten up your home and add to its exterior appeal. Best of all each of these can be done in no time and won't take a bite out of your budget. So have fun and enjoy the results.

Welcome Home:

- Give your front door a face-lift. Our humid climate takes a toll on wood causing fading and cracking. A few minutes of light sanding, followed by a touch-up of wood stain and then a finishing coat or two of polyurethane protective finish will make your front door sparkle like new. Be sure to test your stain color on a separate piece of wood and go easy to avoid making the stain too dark. The entire project can be done in less than one hour, not including drying time, and will cost under $50.
- Step it up with a new front door mat. A new welcome mat will not only freshen up your entry way but will help to keep dirt, dust and pollen outside. Good quality mats are available at high-end home décor stores but discount stores also have a nice selection. Consider ordering a monogrammed mat for added dramatic effect.
- Plant it here with a nice flower pot and fresh plants. Nothing adds to the welcoming feel of an entry way like beautiful plants. Investing in a decorative pot or two and changing out plants and flowers with the seasons will really add to the eye appeal of your home.

By the Numbers:

- Check out those numbers - on your house that is. Next time you are out and about check out your house number. Is it easily visible from the street? Many of our trees and shrubs have grown and may be blocking the view of the house number. Likewise, the number box may be dingy and faded. A quick trim of plants, some soap and water and black touch-up paint will have the numbers shining like new in no time. Your first-time guests and vendors will appreciate easily identifying the right home when they stop by.
- Make the mail-man smile with a new box. Mailbox maintenance is not something we think about regularly even though most of us rely on it practically every day. A new box with bright numbers will add to the finish of your front drive. It will also ensure that

(Continued on Page 5)

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Landscape Focus - *(Continued from Page 4)*

the contents stay dry and clean. Remember our deed restrictions when you select a replacement box (a traditional black box with gold numbers is required).

Lighten-up:

- Add some drama with landscape lighting. No doubt you have noticed the beautiful impact landscape lighting has on an outdoor space when driving through the subdivision. The entrance and clubhouse areas offer lighting to highlight landscaping and structural features. While this level of professional lighting can be expensive, you can achieve a similar affect with a do-it yourself approach. Most home improvement stores offer a variety of lighting equipment and staff will assist you with any questions. Lighting up your entry way with solar lights or up-lighting a unique item such as a water feature or a few trees is a good way to get started.
- The lights are on but no one's home (or are they)… Leave your entry way light on in the evenings and overnight to brighten up your home. Environmentally friendly bulbs are available to keep energy costs down and minimize maintenance. Consider installing a timer to turn your lights on even when you are away. A little extra light at night will make your house brighter and easier to spot for family, friends and guests.

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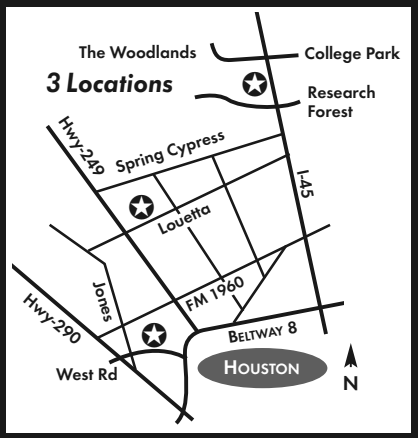

SECURITY REPORT

Kevin Swicegood, Security Committee Chair

I met with Nick Foty and had discussions with regard to further enhancing the security needs and protection for residents of Windermere Lakes.

The following topics were discussed and details the action items that are being implemented to help make our neighborhood more secure and safe. Note that communication is of the utmost importance.

- Nick is going to have a representative who is patrolling the neighborhood to visit the HOA Board Meetings to update us with the occurrences in our neighborhood and suggestions to help improve our security program. We will put that officer at the top of the agenda for discussion. He plans to send an officer this month and next month to the meeting, then bi-monthly after that unless we have a specific request for monthly visits. Board Meetings are the 4th Wednesday of the month at 7pm.
- Nick will submit his activity report to me, in addition to submitting it to the board. I will track/trend the activities noted to see if specific areas appear to need special attention by the Board and/or our committee.
- Nick has provided a brief article for the WL Newsletter. He will continue to provide us with an article as time permits. I will make sure to make a request to keep it on his list of priority items for our residents.
- Nick is working to modify the schedule of one of our patrol officers to be working evenings and nights for us. He will update me on the anticipated schedule for patrol when this move is finalized or determined if even possible.

REMEMBER, we have had several incidents of vehicle break-ins, stolen tailgates and other auto parts stolen. Be sure to keep your vehicles in the garage, if at all possible, and if not, keep them locked! Do not leave any articles of value in your vehicle when parked outside your garage… this is an open invitation to vandals and thieves. Reminder to keep your Garage Door closed so the visual temptation to come back and burglarize is minimized!

"Association Constable Contract Patrol":

SECURITY UPDATE "Summer is just around the corner. There will be many unattended or unsupervised juveniles out. The chance that the burglary and theft rate will rise is very probable. Police suggest that it is a good idea to try and have parents find someone that can monitor any unsupervised teens whether it be a family member or a neighbor that can help keep an eye out. Please remind residents to keep garage, vehicle, and front doors secured when not in use. It would help police if residents also did not keep valuables in plain sight in their vehicles. If a would be thief were to look into a vehicle that had nothing in it worth their time they are apt to keep walking and leave your vehicle alone. Also safety lighting is a good idea to deter night time crime. Remember the police can only help so much, and they require help in keeping you and your property safe. Please urge neighbors to keep an eye on and help take care of each other. Strong neighbor bonds result in a safer neighborhood and community."

~Nick Foty

Emergency: 911
Sheriff's Dept: 713-221-6000

Stay safe and keep a watchful eye on our neighborhood!

Clubhouse Pool, Patio 'n' Playground

(Recreational Facilities Committee)

The Pool is officially open! Summer is here and everyone is enjoying the fun and fellowship at the pool and clubhouse.

There are some minor repairs going on to help improve the area so bear with us until they are completed.

If you are thinking about planning a pool party for this summer, please be sure to contact SCS Management to make your reservations. The calendar fills up quickly for pool and clubhouse reservations.

Since the Clubhouse/Pool center is the "crown jewel" of our association, we need a clear access policy and that means you must have your association ID to access the facility.

Come enjoy your Clubhouse/Pool, but remember your ID card! Our priority is also to make sure our members and guests are safe.

If you are interested in being part of this committee to help make our pool and recreational areas more enjoyable, please contact Dianne by email at ldwentzell@gmail.com.

Dianne Wentzell, Chairperson

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Contact: Kathey Hoffmaster x240
Gerri Rougeau, Windermere Lakes Resident

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Proper Palm Trimming Is Critical After Freeze

Palm tree pruning is an annual ritual for most homeowners, but this year's freezing weather poses more challenges.

Pruning palm trees typically is recommended in the summer when palms are vigorously growing to replace leaves, however damage from this year's freezes will prompt early pruning in many cases. If you have some ragged palms, be careful not to over-prune and allow them the best chance of quick recovery.

Realize that palms continue to extract nutrients for new growth from declining leaves until the leaf is completely brown. The palm is still using leaves with brown tips and yellowing petioles attaching the frond to the trunk.

Tropical palms were the hardest hit. Relatively warm winters in prior years prompted many landscapers to try planting tropical palm species that traditionally were restricted to growing in pots. Then real winter weather hit the Coastal Bend.

The pygmy date palm (Phoenix roebelenii) has been stable for years, but it is more cold sensitive than larger date palms. Their prominence in landscapes also makes it appear worse than reality. Most have a few green leaves starting to grow in the center. Avoid the temptation to cut off everything but a couple of perfect leaves near the center.

Established queen palms (Syagrus romanzoffiana) fared well this winter. Those recently planted had more severe freeze damage and may need to be replaced. If you cut off any green parts, you will be severely reducing the chance of recovery. Even the green petioles will provide not only photosynthesis and nutrients but also support for tender new fronds that have to battle the wind.

Other tropical palms that may show severe damage include the showy foxtail palms (Wodyetia bifurcata), areca palms (Dypsis lutescens, formerly Chrysalidocarpus lutescens). fishtail palms (Caryota mitis) and royal palms (Roystonia elata).

This year, you might need to prune twice. First, remove the portions of the fronds that are completely brown. About mid-May, prune the remaining portions only after new growth becomes vigorous.

If you remove too many fronds too soon, you will be placing additional stress. Not only will a vital nutrient source be lost, but growth capacity will be diminished by reducing photosynthesis. All plants including palms make their food through photosynthesis in the green plant parts. The more green leaves, or even partially green leaves, you remove, the less food the palm can produce.

Despite what the labels say, fertilizer is not plant food. Fertilizer is a combination of nutrients. The actual "food" needed for growth comes from photosynthesis in the form of sugars. If you remove too many leaves just because they are ugly, then you are removing the limited food production needed for new leaves.

Submitted by Michael Womack

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