



WillowTalk

Willowbridge - Stonebridge Homeowners Association Newsletter
www.willowbridgehoa.com

Volume 16

August 2011

No. 8

SOLICITATION INFORMATIONAL ARTICLE

This article is being presented as an informational article regarding the issue of Solicitation. Solicitation is not a new issue for any community. Several residents have voiced concerns regarding solicitation and the ability of the Association to enforce "No Soliciting" within the community.

Many of you have probably noticed that a number of organizations including school groups, girl scouts, boy scouts, sport leagues, etc. all recognize communities as their best resource for fundraising opportunities. The same consideration applies to many for profit organizations.

Communities become recognized for their responsiveness to these solicitors and as a result, year after year sales representatives for both non-profit and for profit organizations return to the neighborhoods providing the best results last recorded.

Door to door solicitation is not illegal. Streets and public right of ways are owned and controlled by the County and or the respective controlling jurisdiction. According to advice received from officers of the law is that solicitors are protected under the Constitution of the United States. The only enforcement powers provided under the law is the right to remove a solicitor after they refuse to leave your private property. It is not considered a breach of the law for an individual to enter upon your property and request your consideration for the purchase of anything from cookies to vacuum cleaners.

The united effort of the community should be to clearly communicate that solicitation in the neighborhood is undesired and will not be supported. This action speaks louder than any words on a sign that can be printed. If you witness solicitation in our neighborhood, please share with the solicitor that their presence is undesired in Willowbridge. If the solicitation continues, contact the Sheriff's office and they will share your desire to not be solicited with solicitors.

RAD CLASS for Women

**This is a 15 hour self defense class
for women ages 12 years and up.**

August 23, 25, 29, 30, 9/1, 2011

6:00-9:00 pm.

- Willowbridge Clubhouse
- 9330 Willowbridge Park Blvd
- Houston, TX 77064

The RAD class is a free class taught by the Harris County Sheriff's Office. RAD stands for Rape Aggression Defense. It is a program that teaches realistic self-defense tactics and techniques for women. The R.A.D. System is a comprehensive, women-only course that begins with awareness, prevention, risk reduction and risk avoidance, while progressing on to the basics of hands-on defense training. R.A.D. is not a Martial Arts program. Our courses are taught by nationally certified R.A.D. Instructors and provide each student with a workbook/reference manual. This manual outlines the entire Physical Defense Program for reference and continuous personal growth, and is the key to our free lifetime return and practice policy for R.A.D. graduates. This class is offered for ages 12 and up. There is very sensitive material covered in this class; mothers of "teens" please attend this course with you daughters. For more information about RAD, please visit the Harris County Sheriff's website at: <http://www.hcso.hctx.net/> If you would like to attend the class, you must RSVP to Shweta Patel at: shamu7@comcast.net



Have a Great
Year Everyone!

Willowbridge - Stonebridge

IMPORTANT NUMBERS

All Emergencies.....911
Harris County Sheriff..... 713-221-6000
Harris County Animal Control 281-999-3191
Cy-Fair Hospital..... 281-890-4285
CenterPoint - Street Lights & Outages 713-207-2222
CenterPoint Energy..... 713-659-2111
Newsletter Publisher
Peel, Inc. www.PEELinc.com, 888-687-6444
Advertising.....advertising@PEELinc.com, 888-687-6444
PCMI/ Margie Naranjo..... 281-870-0585x1315
Poison Control Center 800-764-7661
Southwestern Bell - Repair 800-246-8464
- Billing..... 800-585-7928
Swimming Pool - Pay Phone 281-469-9004
Swimming Pool - Lifeguard..... 281-517-0225
Trash - Waste Management..... 713-686-6666
Vacation Watch - Harris County District 5 281-290-2100
W. Harris County MUD #11..... 281-807-9500
Willow Place Post Office 281-890-2392
Willowbridge Website www.willowbridgehoa.com
Cable/Internet/Phone...COMCAST 713-341-1000

ASSOCIATION DIRECTORY

Welcoming Committee
Gracie Galvan 281-732-0009
Beautification Committee
Robert Logsdonrel9703@yahoo.com
Homeowners Association 281-870-0585x1350
PCMI - Margie Naranjomnaranjo@stes.com
Clubhouse/Reservations
Debra Moore 281-870-0585
Pool Parties/Tags
PCMI 281-870-0585
Marquee Coordinator
Barbara Lallinger..... 281-890-8464
Newsletter Coordinator
Kyle Survancesurou812@yahoo.com
Security Coordinator
Julie Dubros..... 281-794-9032
Website Coordinator
Angela Doray..... willowbridgehoa@live.com
Yard of the Month Committee
Nominate your favorite at: willowbridgehoa.com or Contact
Chuck Roush..... roushteam@att.net
Tennis Court Reservations
..... www.willowbridgehoa.com
Soccer Field Reservations
Terese Joubron teresejoubbran@yahoo.com
Lost Pet Coordinator
Sonia Moore msrco@aol.com, 281-955-8068

BOARD OF DIRECTORS

Kyle Survance..... President
Karen Roush Vice President
Robert Logsdon..... Treasurer
Julie Dubros..... Director
Patrick SmithDirector

HOA INFORMATION

Willowbridge Homeowners Association Inc. - PCMI
Margie Naranjo..... 281-870-0585x1315
E-Mailmnaranjo@stes.com
Fax 281-870-9170
If you have any questions or comments regarding the
neighborhood please contact the numbers above.

HOA MEETINGS

Willowbridge/Stonebridge Homeowner's Association
meetings are held the fourth Wednesday of each month at
the community clubhouse at 7:00 pm.

WELCOMING COMMITTEE

The Welcoming Committee meetings are the last Monday
of each month.

HARRIS COUNTY ROAD AND BRIDGE

To report street or curb damage, missing/damaged street
signs and street flooding: (281) 353-8424 or www.hcp4.net.

If a resident wants to request a new sign or replace a
damaged one, they have to go online and fill out a request.

Talking Trash

A neighborly reminder from the Trash Lady: Garbage and/
or recyclables should not be placed at the curb for pick-up
any earlier than the night before the scheduled pick-up. This
includes grass clippings. Please help keep the neighborhood
looking its best by minimizing the time our garbage and garbage
cans are visible to our neighbors and our visitors.

DEED RESTRICTIONS: *'What Are They For?'*

Property values are impacted by the price one individual is willing to pay for a property and the price the other individual is willing to accept for that property. When you are purchasing a home, you look for items that will impact the value of the home such as the homes next door, the homes in the neighborhood, unleashed pets roaming the neighborhood, the general street appeal and that of the subdivision entrances, and the neighborhood parks and recreational facilities. All of these items have a significant impact on the value of your home.

These should be areas of concern for you and your family. All of these items tell you something about the level of pride the homeowners and the HOA have for their homes and neighborhood. They give you an indication if the homeowners are conscientious of the upkeep and appeal of their home. It also tells you if the HOA is doing their part in keeping the common areas attractive. Ignore these signs? I should say not! We as homeowners must protect what is likely the biggest investment of our lives – our homes.

There are a number of methods that local jurisdictions use to maintain property values. One method used by some cities and townships is zoning. Another method used by various


governmental jurisdictions may be local ordinances, or in the case of our subdivision, the use of Deed Restrictions. When many of the subdivisions were developed in the Houston and surrounding areas, deed restrictions were created and implemented for the explicit benefit of providing direction in the use of a property along with a mechanism for providing architectural controls.

When you purchase property in a deed restricted subdivision, you enter into a contract and agree to acknowledge and perform in accordance to the contents of the deed restrictions.

Typically, nothing within the restrictions is excessively unreasonable. Neighborhoods and communities are generally designed with concerns for animal controls, storage of vehicles or boats in public view, architectural controls, the exterior maintenance of your property to include the yard and general landscape, protection for the potential change of lot contours which may impact drainage, and generally just basic guidelines aimed at keeping the neighborhood looking consistent and attractive.


You have made a major commitment in the purchase of your home and so have the people around you. Someday you will likely be in

(Continued on Page 4)



Meyer Realty Group


Servicing Your Property Needs



- Servicing Harris and Montgomery Counties
- Free CMA with ad
- Members of HAR/MLS
- Native Houstonians
- Residents of Willowbridge

K. Rex Meyer
713-806-0101
281-444-3900 x283
Rex.Meyer@kw.com

Kathleen Meyer
281-796-1876
281-444-3900 x273
KAMeyer@kw.com



8101 Cypresswood • Spring, TX 77379 • www.KRMrealty.com
**each office is independently owned & operated*

Auto-sized savings just for you!

- **RATES AS LOW AS**

2.99%^{APR*}

 - Extraordinarily low rates
 - **LOWER MONTHLY PAYMENTS**
 - Terms available up to 84 months
 - **FREE UP EXTRA CASH EACH MONTH**
 - Savings on Extended Warranties and GAP protection





www.DebtOnADiet.net



*APR is Annual Percentage Rate, is current as of 7/1/2011, can change at any time, and is based on personal credit history. New autos are 2010 or newer with 10,000 miles or less. Must meet current membership and credit criteria to qualify. To reference an existing ECO2 loan, an additional \$2000 must be added to the loan value.

Willowbridge - Stonebridge

Deed Restrictions- (Continued from Page 3)

a position where you will want to sell your home – you may be upgrading, downgrading or moving with your job. Your neighbors will also likely sell their home at some point as well. If you choose not to maintain your property, not to routinely paint or maintain your home, not to mow, edge and weed your plant beds, not to store your boats, trailers or other vehicles within a garage or storage facility, not to conform to the requirements for architectural application and review and not to pay your annual maintenance fees when due ... you may be very disappointed in the perceived value your potential buyer has for your home. If we all follow the guidelines of our deed restrictions, our home values will be maintained, or hopefully increase, and none of us should experience the disappointment of our life's biggest investment losing value.

Landscape Corner:

Chinch Bugs

Chinch bugs will be here soon. Here is some information on one of the biggest pests affecting St. Augustine grass.

- What are they and how to prevent an infestation
- Chinch bugs are small black insects with tiny white dots on their wings.
- Chinch bugs feast on St. Augustine turf most often during hot, dry weather.
- Infestation predominately starts around concrete areas such as a curb, driveway or walkway.
- Infestation can be recognized in patch like areas when St. Augustine turns a yellow / rust color. If left untreated, St. Augustine will turn brown and die.
- To prevent / control chinch bug infestation, keep your lawn watered and avoid thatch build-up. If an infestation does occur, Diazinon is recommended for chemical control.



Save on Your Energy Costs with StarTexPower.

SIGN UP online TODAY at www.StarTexPower.com



SCAN THE
QR CODE!

THEN ENTER
"NEIGHBORHOOD
NEWSLETTER"
AS THE PROMO CODE.

We pride ourselves with low rates, award-winning customer service, and no surprises.

Listen to Alan "Petrodamus" Lammey, host of 'Energy Week', every Sunday on 1070 KNTH in Houston.

To speak to Alan Lammey about your electricity needs, call: 281-658-0395



PH: 866-917-8271
PUCT #10089



NOT AVAILABLE ONLINE

At no time will any source be allowed to use the WillowTalk contents, or loan said contents, to others in anyway, shape or form, nor in any media, website, print, film, e-mail, electrostatic copy, fax, or etc. for the purpose of solicitation, commercial use, or any use for profit, political campaigns, or other self amplification, under penalty of law without written or expressed permission from the Willowbridge-Stonebridge Homeowners Association and Peel, Inc. The information in the WillowTalk is exclusively for the private use of Willowbridge-Stonebridge residents only.

DISCLAIMER: Articles and ads in this newsletter express the opinions of their authors and do not necessarily reflect the opinions of Peel, Inc. or its employees. Peel, Inc. is not responsible for the accuracy of any facts stated in articles submitted by others. The publisher also assumes no responsibility for the advertising content with this publication. All warranties and representations made in the advertising content are solely that of the advertiser and any such claims regarding its content should be taken up with the advertiser.

* The publisher assumes no liability with regard to its advertisers for misprints or failure to place advertising in this publication except for the actual cost of such advertising.

* Although every effort is taken to avoid mistakes and/or misprints, the publisher assumes no responsibility for any errors of information or typographical mistakes, except as limited to the cost of advertising as stated above or in the case of misinformation, a printed retraction/correction.

* Under no circumstances shall the publisher be held liable for incidental or consequential damages, inconvenience, loss of business or services, or any other liabilities from failure to publish, or from failure to publish in a timely manner, except as limited to liabilities stated above.

DID YOU SAY FREE?

**YES! YOUR NEWSLETTER IS PROVIDED
100% FREE OF CHARGE TO YOUR HOA**

and is made possible by the
advertisers within. Please frequent
their businesses and let them
know where you saw their
advertisement. While there,
be sure to say "Thanks!"

www.PEELinc.com

PEEL, INC.
community newsletters



HI-TECH MECHANICAL

For your Air Conditioning and Heating needs

\$74⁰⁰

*One System

**Professional A/C System
Summer Tune-Up***

Additional Systems \$60⁰⁰



TRANE®

It's Hard To Stop A Trane.™

Comfortmaker®
Air Conditioning & Heating



713-937-4400

TACL-A01183C

Mastercard, Visa, and Discover Accepted

Willowbridge - Stonebridge

Parking Violations & Texas State Laws

If you have received an orange flyer on your windshield of your vehicle, here is why; the state law prohibits the following:

- Blocking driveways
- Parking too close to intersections
- Parking too close to corners
- Blocking fire hydrants
- Parking in fire lanes

BLOCKING SIDEWALKS

If a vehicle is parked blocking a sidewalk, it becomes very difficult for pedestrians, bicycles, children, strollers and wheelchairs to pass safely. Blocking the sidewalk can result in forcing these people to enter into the street causing unsafe conditions.

BLOCKING DRIVEWAYS

When a vehicle is parked blocking a driveway, it creates an inconvenience for the homeowners attempting to leave, or enter his/her driveway.

48-HOUR PARKING

No vehicle can be parked on any residential street for more than 48 consecutive hours.

Parking too close to an Intersection or Crosswalk

Vehicles may not be parked within 30 feet of a stop sign or within 20 feet of a crosswalk.

BLOCKING A FIRE HYDRANT

This is one of the most common violations is when a vehicle is parked blocking a fire hydrant, or fire lane. This can create problems for emergency vehicles and hinders their ability to do their job effectively. No vehicles may be parked within 15 feet of a fire hydrant.

PARKING NEXT TO CURBS AND ONCOMING TRAFFIC

Vehicles cannot be more than 18" away from the curb and must be parallel to curb – the vehicle cannot park with the front or rear of the vehicle pointing to the curb (cul-de- sacs). The vehicle must be parked in the same direction as the traffic flow.

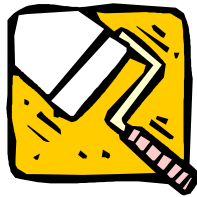
Bashans Painting & Home Repair

Commercial/Residential
Free Estimates

281-347-6702



281-731-3383 cell



- Interior & Exterior Painting
- Hardi Plank Installation
- Wood Replacement
- Sheetrock Repair
- Interior Carpentry
- Cabinet Painting
- Wallpaper Removal and Texturizing
- Pressure Washing
- Fence Repair/Replacement
- Garage Floor Epoxy
- Custom Staining
- Roofing
- Gutter Repair/Replacement
- Faux Painting
- Door Refinishing
- Window Installation
- Trash Removal
- Ceiling Fan/Light Fixtures

References Available • Fully Insured
NO PAYMENT UNTIL COMPLETION
bashanspainting@earthlink.net



GRACIE GALVAN

Realtor

SRES, CHMS, & ALHS Specialist

RE/MAX

*West Houston
Professional*

galvangracie@hotmail.com

Direct: 281-732-0009



Area resident for 17 years.

SELLING YOUR HOME

- Free Market Analysis

BUYING A HOME

- Free Home Search Service

**LOOK NO FURTHER FOR GREAT
CUSTOMER SERVICE AND PUT
EXPERIENCE TO WORK FOR YOU!**

*Member of HAR/MLS service
Always working for you!*



KIKI'S HATS, THE MUSICAL *AUGUST 20 & 21*

Our gifts live on and on...! That's the message of the musical play "Kiki's Hats", being presented by Kinsmen Lutheran Church on Saturday, August 20, and Sunday, August 21.

Based upon the book "Kiki's Hats" by local author/illustrator Warren Hanson, this is the story of a lively and lovable woman named Kiki who knits a mountain of hats and gives them all away. In the process, she encourages everyone else to help give away her hats, spreading the joy of giving "all around the world".

But that joy of giving is not limited to the story alone. Everything about this production is about sharing the joy of giving.

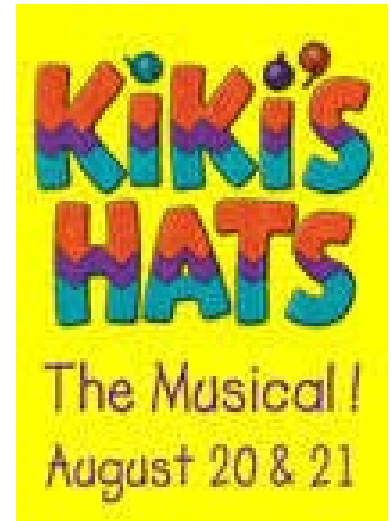
For the play, the members of Kinsmen Lutheran Church, as well as their friends, relatives, and even other churches, have been knitting 1,000 hats. Those hats will all be on

stage during the performances, making up the mountain of hats where Kiki sits. After the production is over, all of those hats will be given away to needy people in Peru.

In addition, during the performance, the cast will literally "pass the hats" through the audience, taking up a free-will collection. Every penny that is collected will be given to SIRE, a local organization dedicated to improving the quality of life for people with disabilities through therapeutic horseback riding and related activities.

The public is enthusiastically invited to of "Kiki's Hats, The Musical!". Performances will be on Saturday, August 20, at 7:00pm, and on Sunday, August 21, at 2:00, at Kinsmen Lutheran Church, 12100 Champion Forest Drive in northwest Houston. Admission is free. An offering will be collected to benefit SIRE, Houston's Therapeutic Equestrian

Centers. Warren Hanson will be on hand after each performance to autograph copies of his book "Kiki's Hats". All proceeds from the sale of books will also go to SIRE.



Your friends are our friends!

Call today to learn about our referral program!

512-263-9181



PEEL, INC.
community newsletters



PEEL, INC.

308 Meadowlark St.
Lakeway, TX 78734-4717

PRSRT STD
U.S. POSTAGE
PAID
PEEL, INC.

WB



RE/MAX

Professional Group

832-478-1205

**T
H
A
N
K
Y
O
U**



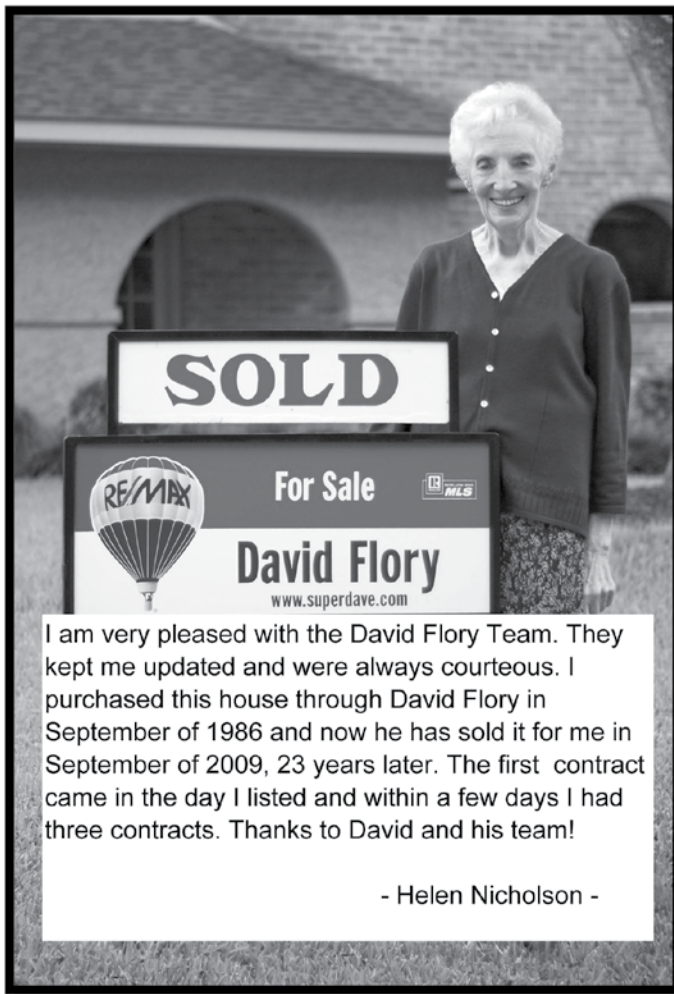
David Flory

Direct line:

281-477-0345

WWW.SUPERDAVE.COM

Willowbridge



I am very pleased with the David Flory Team. They kept me updated and were always courteous. I purchased this house through David Flory in September of 1986 and now he has sold it for me in September of 2009, 23 years later. The first contract came in the day I listed and within a few days I had three contracts. Thanks to David and his team!

- Helen Nicholson -

Each Office Independently Owned and Operated

- **#1 Realtor in Willowbridge***
- **#2 Realtor in Houston & Texas****
- **#7 Realtor in United States****
- **Selling Over 500 Homes A Year**

*According to information taken from the HAR MLS Computer

**Realtor Teams per Remax 9/2008, 3/2009