

# SUMMERWOOD LIFE

OFFICIAL NEWSLETTER OF THE SUMMERWOOD COMMUNITY ASSOCIATION, INC.

## *Yard of the Month* CHRISTMAS DECORATIONS

The Beautification Committee would like to congratulate the January Summerwood Yard of the Month Winners:

**THE MURPHY HINGLE FAMILY**  
of Castlecombe Drive



**THE JAMES SLAID FAMILY**  
of Summerwood Lakes Drive



These families will have a "Yard of the Month" sign displayed in their yard for the month and they will also receive a \$50 gift card to Lowe's!

*\*The Summerwood Beautification Committee will suspend Yard of the Month nominations until our yards are green again in the spring!*

## IMPORTANT NUMBERS

### EMERGENCY NUMBERS

|  |                      |
|--|----------------------|
| Emergency Situations.....  | 911                  |
| Harris County Sheriff's Dept. (Dispatch) .....                     | 713-221-6000         |
| Constable - Precinct 3.....  | 281-427-4791         |
| Houston Fire Station #105 .... 14014 W. Lake Houston Pkwy<br>..... | Houston, Texas 77044 |
| South Lake Houston EMS (Dispatch).....                             | 281-459-1277         |
| Dead Animal Pick-Up (Precinct 1).....                              | 281-820-5151         |
| Animal Control.....  | 281-999-3191         |
| After Hours.....   | 281-221-5000         |

### UTILITY SERVICE NUMBERS

|   |              |
|---|--------------|
| Public Utility Commission Consumer Hotline ..             | 888-782-8477 |
| Entouch Systems .....                                     | 281-225-1000 |
| (Telephone, Cable, Alarm Monitoring)                      |              |
| AT&T.....   | 800-288-2020 |
| CenterPoint.....  | 713-659-2111 |
| Reliant Energy.....                                       | 713-207-7777 |
| MMIA (Water District Operator).....                       | 281-651-1618 |
| Garbage Pick-Up (Republic Waste) .....                    | 281-446-2030 |
| (Pick up on Mon. & Thurs - Garbage must be out by 7 a.m.) |              |

### SUMMERWOOD MARKETING

|   |              |
|---|--------------|
| Summerwood New Home Center .....            | 281-225-0025 |
| 16402 Boulder Field Lane; Houston, TX 77044 |              |

### SCHOOLS

|                                     |              |
|-------------------------------------|--------------|
| Summerwood Elementary.....          | 281-641-3000 |
| Lakeshore Elementary .....          | 281-641-3500 |
| Post Office.....                    | 713-695-2690 |
| 4206 Little York, Houston, TX 77078 |              |

## NEWSLETTER INFO

### EDITOR

Article Submissions.....summerwoodnewsletter@gmail.com

### PUBLISHER

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## DON'T WANT TO WAIT FOR THE MAIL

View the *Summerwood Life* online at [www.PEELinc.com](http://www.PEELinc.com).

## MANAGEMENT CORNER

### What does C.I.A. Services do for Summerwood?

Have you ever wondered exactly what it is that the management company (C.I.A. Services, Inc.) does for your community?

The management company is charged with making sure the day to day business of the Corporation is taken care of. One common misconception is that the management company is the decision maker. The truth of the matter is quite the contrary. Your management company is simply the facilitator of the Board's decisions. We have entered into a management contract with the Summerwood Community Association to enforce the Deed Restrictions, manage the finances for the community, coordinate common area maintenance, provide administrative services such as accounts receivable and accounts payable and advise the Board on matters concerning the community. The yearly budget is set by the Board and funds are expended at the Board's authorization. The Deed Restriction enforcement procedure that is followed is approved by the Board and meets any requirements for your Homeowners Association. The procedure for Summerwood requires advance approval by the Board before any letters are sent to the attorney. The process often takes time and each owner's due process must be afforded to them.

C.I.A. Services is here to help you and meet your needs if at all possible or direct you to the appropriate entity if we cannot help you. We appreciate the assistance of the community volunteers who have stepped up to serve on committees, clubs, or just helping out in anyway they can. It takes the whole community working together to make your community successful and a great place to live. Anytime you have questions regarding your community, do not hesitate to contact C.I.A. Services. 281-852-1700

The management team assigned to Summerwood includes Laura Tate, Community Manager; Jennifer Northington, Assistant Manager; Roxanne Bailey, Activities Coordinator, Harry McDaniel, Maintenance Coordinator, Savannah Landrum, Facilities Coordinator, and Kandis Romhill, HIR Coordinat.

# REBEKAH SNIPP

**Better Homes and Gardens Real Estate Gary Greene**

**832.814.6120 - Cell**

**9000 Forest Crossing The Woodlands, Texas 77381**

**281.367.3531 - Office**



*We realize you have a choice so we appreciate the opportunity to earn your business.  
Building clients for life while giving back to the community in order to make a difference!*

## Out With The Old, In With The New is a typical theme this time of year

As 2013 finished up strong in our local housing market, I noticed people becoming more engaged. Over the 4th quarter of 2013, there was a noticeable trend throughout the neighborhood. Current residents in their homes 3-5+ years began to evaluate options to sell and move to other homes within the neighborhood and abroad. Many homeowners I visited with had been considering a move over the previous 12-18 months and had a plan of action. Once the market shifted in 2013 and finished as a strong Seller market, many began putting the wheels in motion to make the move. It's been exciting to be part of this activity.

2013 brought some tears to my eyes, as I helped friends I'd made over the years sell their homes and move to the next venture in their lives. This business is a relationship business. Once you close the business transaction and hand over the keys, it's like your family grows. As a valued and trusted resource, a Realtor becomes the go-to person for many things. Some examples of questions I answer include, how do I change the filters, who is a good Dentist, Doctor, Optometrist? Can you tell me about play groups for kids, can you recommend a Vet for my pet, how do I get involved with volunteering in the local community, or what Churches are in the area? Throughout my Realtor career, I've watched my clients kids grow up. Many were a young age when they moved in and now attend college or have started families of their own. I've been blessed to help the grown kids find their first home, while I helped their parents move to different homes. I've helped many families with relocation out of the area for a job assignment and then back into the area when they return. It's such a compliment when I receive the call to help them out again. **Thank you for helping me to build clients for life while giving back to the community I service.**

In December upon completion of their first college semester, each of the 2013 Rebekah Snipp Scholarship recipients received a \$1,000 scholarship to be used towards their college expenses. Two of the three recipients, **Ariel Thomas and Christopher Raphael Pinto-Ruelas were 2013 Seniors at Summer Creek High School.** In 2014 I will provide three (3) scholarships to area 2014 High School Seniors. Visit my website [majorleaguehomes.com](http://majorleaguehomes.com) and **click on the Rebekah Snipp Scholarship tab** for details. **The deadline to apply is April 15, 2014.**

Yes, 2014 will be a time for new things. Many homeowners have met with me; we are in the process of getting their home ready to sell and making plans to purchase their next home. It's exciting for all of us. When you're ready to put a plan of action together to sell your home in 2014, call or text me at 832-814-6120 to schedule a time to discuss my proven marketing plan. Let's work together to get it done in 2014. Thank you for allowing me the opportunity to continue to be your go-to Realtor as I continue to build clients for life while giving back to the community I service.

Respectfully,  
Rebekah Snipp

**P.S. Don't forget I offer a "FREE LOCAL MOVE" to all my clients that sell or purchase a home with me as their Realtor, some restrictions apply, please ask me for the details.**

BETTER HOMES AND  
GARDENS REAL ESTATE  
GARY GREENE

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[majorleaguehomes.com](http://majorleaguehomes.com)



*Resident of Eagle Springs*



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## SAVE THE DATE

### SUMMERWOOD 2014 EVENTS

Casino Night - Sat., March 15

Spring Egg Hunt – Sat., April 12

Spring Garage Sale – Sat., May 3

End of School Pool Party – Sat., June 7

July 4th Parade – Fri., July 4

National Night Out – Tues., October 7

Fall Festival – Sat., October 25

Fall Garage Sale – Sat., November 1

Winter Festival – Sat., December 6.

For more information visit the [Summerwoodlife.com](http://Summerwoodlife.com) website Dates are subject to change.

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## Local Daisy Girl Scout Troop Donates to H.A.A.M.

At one of their November troop meetings, Summerwood Elementary School's Kindergarten Girl Scout Daisy Troop #118008 put together Child Nutrition Packs for local needy children. H.A.A.M. stands for Humble Area Assistance Ministries and is a faith-based organization that helps community residents in crisis by providing essential resources to move towards self-sufficiency.

As a troop, the girls assembled bags filled with snacks such as dry cereal, crackers, raisins, granola bars and water. These bags were then delivered to H.A.A.M. the week of Thanksgiving to be distributed to local needy children.

Troop members include Ellie Anderson, Jasmine Banamar, Kaitlyn Bollom, Brooklyn Cervin, Sydney Naudin, Sara Sajjadian, Jayden Sherrard, Sydney Terrance, and Avery Williams. Troop leaders include Laurie Bollom and Cheryl Naudin.



## Woodcreek Middle School 2nd Annual School Wide Career Day 2013

On December 19th, Woodcreek Middle School hosted a school wide career day for all 1223 of our students. Students were organized into groups of 30 with two teachers supervising them as they rotated every 30 minutes to different assigned classrooms. Within those classrooms were various members of the community that spoke with students about their careers, job description, and education needed and stressed the importance of their own education

The variety of the speakers made this program such an interesting day as students heard from doctors, lawyers, professional athletes, accountants, engineers, professional ballerinas as well as speakers from the marketing department for the Houston Rockets and various popular radio stations in Houston to name a few.

This is the second year WMS has undertaken such an event. December 19th and 20th were half-days in Humble ISD and

our goal was to make every day at WMS a valuable learning experience. In conjunction with the Career Day, on Friday, December 20th, our students were placed in a rotation to our computer labs to research some of the careers they heard about during Career Day. Our students used the Bridges program that Humble ISD uses to help plan the future of our students.

Through the planning of the administration and counseling departments at WMS, the final two days at WMS were very productive with Career Day, Bridges research, and a Fine Arts Showcase on 12/20. Our Fine Arts Showcase allowed our students watch their classmates that had worked so hard in Choir, Band, Theater and Orchestra to perform on 12/20. The combination of the our programs such as the Fine Arts Showcase, Bridges Research and Career Day continues to push our students to High Student Achievement – the Mission of WMS.



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## Summerwood Community Association Fine Policy Regarding Trash Receptacles

Exhibit D of the Declaration of Covenants, Conditions and Restrictions for Summerwood contain a guideline regarding the storage of trash receptacles in the Summerwood community. The guideline reads as follows:

**Trash Collection:** All trash and household garbage shall be placed in sanitary refuse containers constructed of metal, plastic, or masonry materials with tight fitting sanitary covers or lids and stored in an area adequately screened from public view by planting or fencing between regularly scheduled collection days.

Unfortunately, the public storage of trash receptacles continues to be our biggest violation with over 3,300 instances so far in 2013. In an effort to keep Summerwood beautiful and encourage members to follow the guideline, the Board of Directors recently adopted a policy that provides for the levying of fines for continued violations.

The Association shall send each owner with a trash container violation a written notice of the violation with a reasonable deadline to cure the violation. Should the trash receptacle remain in view after the initial deadline, a notice will be sent to the owner by certified mail. The certified notice shall describe the violation, the fine(s) and the owner's rights. The notice will provide a clear and reasonable deadline to cure the violation and avoid the fine. If the violation is not corrected after the deadline set forth in the certified notice, a fine of \$25.00 will be assessed. Any reoccurrence or additional violations within six month period of the initial notice will result in a second fine of \$50.00.

The enforcement of this policy will go into effect January 1, 2014. To view the policy in its entirety, please visit the Summerwood document pages on [summerwoodlife.com](http://summerwoodlife.com) or [ciaservices.com](http://ciaservices.com).



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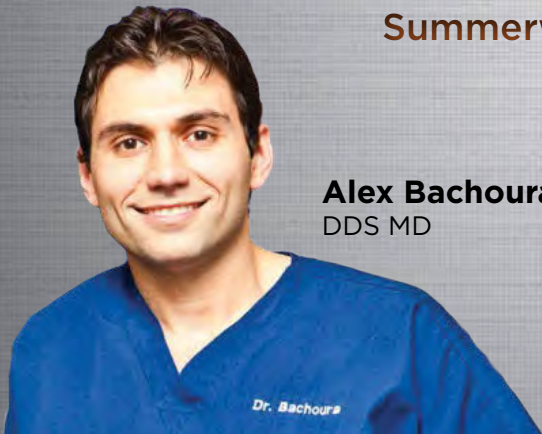
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**Alex Bachoura**  
DDS MD



**Dr. Edmund Watkins**  
DDS



## Spring Carnival ...Coming March 22nd

The Lakeshore Elementary PTO, in cooperation with Kids-R-Kids and Summercreek Baptist Church, is excited to be preparing for their 4th Annual Community Spring Carnival on Saturday, March 22nd from 12 noon – 4pm.

This family event welcomes the whole community with carnival games & rides for all ages, large inflatables, favorite foods, vendor booths, plus a fantastic silent auction and raffle. They expect 3,000+ attendees. The proceeds will benefit Lakeshore Elementary students and teachers, as well as “Helping a Hero” – a non-profit organization dedicated to assisting wounded soldiers.

The Carnival Committee is currently seeking Corporate Sponsorships and Donations. If you own or work for a business that may be able to provide a financial boost for



the event, or perhaps have an exciting item/service to auction, please consider donating! Like previous years, they will also offer individuals and small businesses the opportunity to set up vendor booths to sell their goods or promote their services.

To get more information about Sponsorship or having a vendor booth, contact Carrie Labani at [clabani@gmail.com](mailto:clabani@gmail.com) or 832-373-7562. To donate an item for auction, contact Odette Baumanis at [odettebaumanis@gmail.com](mailto:odettebaumanis@gmail.com).

## Summerwood Residents Should Obtain City of Houston Alarm Permits

*Harris County Sheriff's Office, Alarm Permit Enforcement*

Due to a Limited Purpose Annexation, authorized by the City of Houston, and as part of a Strategic Partnership Agreement with Municipal Utility Districts 342, 344, 361, and 412:

Harris County will discontinue the issuance of new alarm permits for alarm sites located within the above-stated Municipal Utility Districts. Effective immediately, alarm permits currently active with the Harris County Alarm Detail, should NOT be renewed. Instead, alarm sites will need to obtain alarm permits from the City of Houston's Administration & Regulatory Affairs: See website: <http://www.houstonpermittingcenter.org/>.

The Harris County Sheriff's Office will still have the Summerwood Patrol Contract and will continue to proactively patrol & respond to calls for service in the Summerwood neighborhoods as in the past.

Please remember, if a residence has an alarm system, homeowners should contact their Alarm Companies and make sure all their information is up to date. This would be information pertaining to contact names, contact phone numbers, who the responding Police, Fire & other agencies will be and any phone numbers that may be applicable for those agencies.





## Commissioner El Franco Lee

Harris County Precinct One

Deussen Park Senior Center offers FREE activities for Senior Constituents 55 years and better on Mondays, Wednesdays and Fridays.

Activities include zumba, yoga, strength and weight training, games, trips and more.

### Scheduled Activities for the month of January 2014

#### MONDAY

9:00 a.m. **Gentle Yoga**

10:30 a.m. **Line Dancing**

#### WEDNESDAY

10:00 a.m. **Zumba**

#### FRIDAY

10:30 a.m. **Strength & Weight Training**

### BUILDING CLOSED

#### County Holidays

Wednesday, Jan. 1, 2014 & Jan. 20, 2014

#### No Yoga

Dec. 23, 2013 – Jan. 9, 2014

#### Yoga Classes will resume Monday, Jan. 13th

*\*Children are not permitted to attend or participate in the adult classes and or activities.*

*\*Children cannot be left unattended in the building without an adult*

For additional information please contact Stephanie Gilder at [Stephanie.Gilder@cp1.hctx.net](mailto:Stephanie.Gilder@cp1.hctx.net)  
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## Considering Architectural Changes?

Before doing any work that will change the outside appearance of your home, please be sure to check the Summerwood Architectural Guidelines for information. Then complete and submit the required Home Improvement Request (HIR) for Architectural Committee approval before any work begins.

The Home Improvement Request form, as well as the Architectural Guidelines can be found by signing in to [www.summerwoodlife.com](http://www.summerwoodlife.com), clicking on the Document Library tab, and then going to Architectural Review Committee.

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## PHOTO OF THE MONTH



Have you recently taken a great photo of your family enjoying the outdoors in Summerwood? Maybe you have taken a photo of one of our amenities or perhaps a particular landscaped area that you enjoy? We'd love to see your favorite Summerwood photo!

Please email it to: [summerwood.newsletter@gmail.com](mailto:summerwood.newsletter@gmail.com) and include your name and address along with a short paragraph about why the photo is your favorite. The winner will have his/her photo in next month's newsletter!

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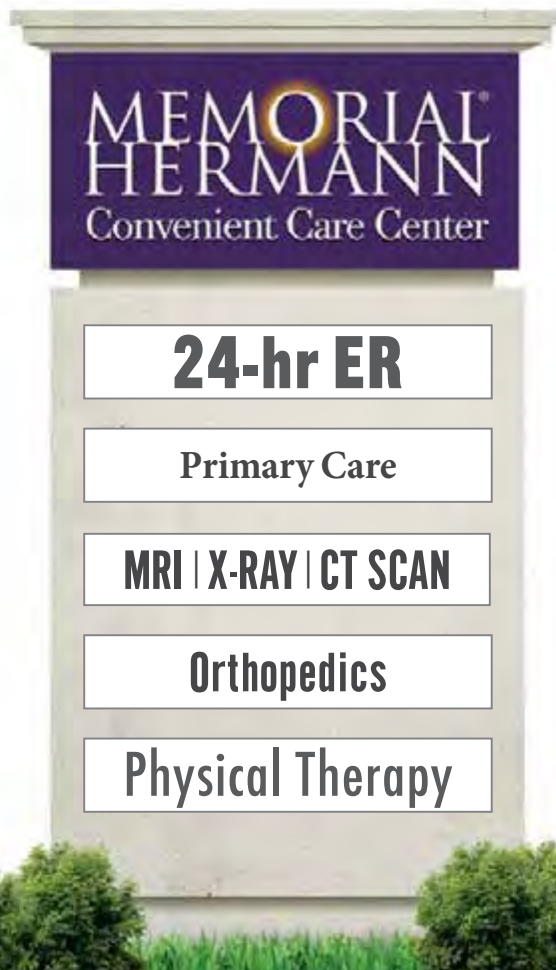
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## A FOCUS ON RESOLUTIONS

### RESOLVE TO BE A BETTER YOU

*By: Concentra Urgent Care*

The New Year is a great time to make healthy lifestyle changes. According to the US Department of Health and Human Services, the most common resolutions focus on losing weight, getting fit, quitting smoking, and reducing stress. These are important themes that can reduce your risk of disease. Here are ways you can achieve your goals this year.

#### LOSING WEIGHT

A weight loss of five to seven percent of your body weight can improve your health and quality of life. It can also help prevent weight-related health problems, like diabetes.

Changing your eating habits and increasing your physical activity are keys to successful weight loss and help to maintain optimal weight for the rest of your life.

Create a plan for healthy eating and increased physical activity, while taking in fewer calories than you use. Your healthy eating plan should include:

- Taking into account foods you like and dislike
  - A focus on fresh fruits, vegetables, and whole grains
  - Consuming fat-free or low-fat dairy products such as yogurt, cheese, and milk
  - Protein sources such as lean meats, poultry, fish, beans, eggs, and nuts
  - Avoiding saturated and trans fats such as animal fat, butter, and hydrogenated oils
- Staying away from foods high in sodium and added sugars

For more information on weight management and improving nutritional practices, visit the National Institute of Diabetes and Digestive and Kidney Diseases at [www.win.niddk.nih.gov/publications/for\\_life.htm](http://www.win.niddk.nih.gov/publications/for_life.htm).

#### GETTING FIT

Regular physical activity for at least 30 minutes each day, or broken up into several shorter periods of 20, 15, or 10 minutes, can help you lose weight, keep it off, and stay fit. It can also improve your energy and mood and lower your risk for heart disease, diabetes, and some cancers. Try some of these physical activities:

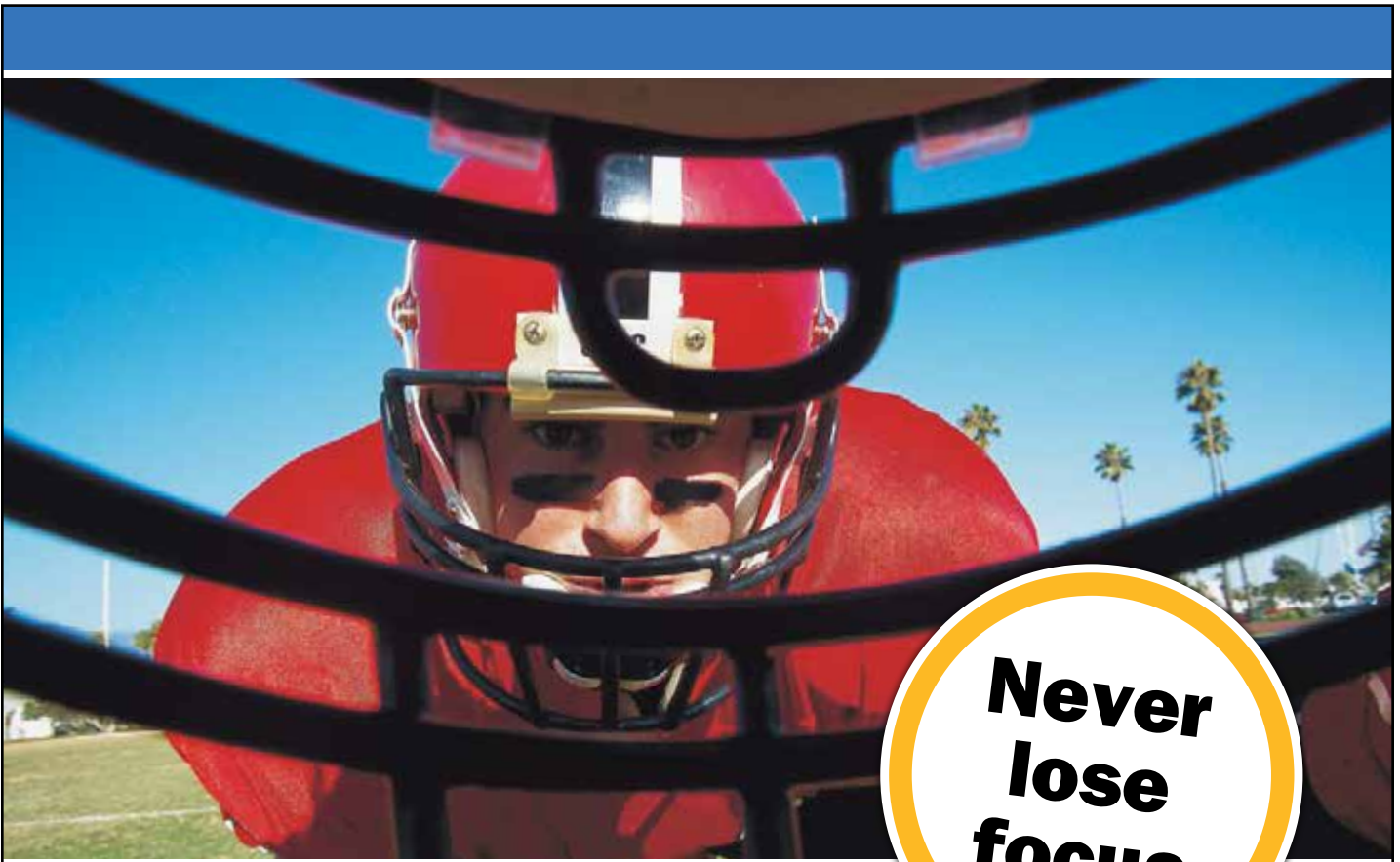
- Walking (15-minute miles or 4 miles per hour)
- Biking
- Tennis
- Aerobic exercise classes (step aerobics, kickboxing, dancing)
- Yard work or house cleaning (gardening, raking, mopping, vacuuming)

Taking the first step can be the hardest part. Start slowly, at a level that is comfortable for you and add activity as you go along. Sometimes, it helps to have a friend or activity buddy when you start out. It is recommended that adults get at least two and a half hours of moderate physical activity each week. Strengthening activities, such as pushups, sit-ups, or lifting weights, at least two days per week are also encouraged. F

or more information on getting fit, visit the President's Council on Physical Fitness and Sports at <http://fitness.gov/>.

*Happy New Year from Concentra Urgent Care!*





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### Classified Ads

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**Business classifieds** (offering a service or product line for profit) are \$50, limit 40 words, please contact Peel, Inc. Sales Office @ 512-263-9181 or [advertising@PEELinc.com](mailto:advertising@PEELinc.com).

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