



The Official Newsletter
of the Lakes of Rosehill
Homeowners Association

The Rosehill *Report*

August 2014

Volume 5, Issue 8

News from your Lakes of Rosehill Board of Directors

The Board wishes to express their sincere thanks to everyone that came to the Special Meeting held on June 10. The presentation and subsequent resident feedback on the needed repairs within the subdivision along with the need to implement a Special Assessment and an increase in both the annual HOA dues and the reserve fund dues to be able to pay for the repairs was very production and the Board wants you to know that we took your concerns and feedback to heart. As a result, the Board agreed to recall the meeting for voting again at a date in the very near future after making changes to the structure of the annual dues. The structure of the proposed increase in the reserve and special assessment will remain as previously presented. To recap, the primary concern voiced by the residents was that the wording of the annual dues increase as presented would allow future Board's to raise the dues to the maximum 10% cap even if the extra funds were not truly needed without a vote. In order to address the concern expressed by the residents, the Board agreed to restructure the wording for the annual dues in order to address current needs and omit the language that would allow future Boards to increase the dues as required without a vote. The Board is waiting for dates for the availability of the elementary school so we can announce the next meeting date. As soon as we hear back from the school administration for availability, we will re-send new Proxy Statements.

In addition to listening to feedback from residents about the structure of the annual dues, the Board has had an opportunity to talk with many of our residents concerning the current manner in which deed compliance inspections are conducted and the subsequent letters that residents receive. Along with concerns about the letters being received, residents have also voiced their frustration when, after getting a letter from Chaparral, they are not receiving a return phone call or email to discuss the matter.

Once again, the Board hears you and we have begun dialogue with Chaparral Management to improve the process. As soon as the Board and Chaparral have met and we agree on an improved manner in which potential violations are communicated to the homeowner, we will communicate the changes to the residents. Though it is critical that all residents maintain their property in such a manner as outlined in the deed restrictions, the Board and Chaparral are interested in those communications being conveyed in a manner that reflects everyone's desire to work together rather than what may currently appear to be adversarial. If you have received a compliance letter and have either called or emailed and have not received a response from the Chaparral compliance agent, please contact our regular account representative Gloria Lee with Chaparral Management. Though Mrs. Lee is not the compliance agent at Chaparral, she is equally concerned about feedback indicating that residents are not having their emails and/or calls be responded to and she has requested that the Board ensure that Lakes of Rosehill residents have her direct contact information as well. Mrs. Lee's contact information is as follows:

Gloria Lee
glee@chaparralmanagement.com
281-586-1727

Since the time of the Special Meeting on June 10, Lakes of Rosehill has experienced its first instance of storm drain repairs. The problem occurred under the street at the joint where two sections of drain pipe came together. The leak caused the earth to erode under the street as well as part of a resident's yard up against the curb. The repair was not inexpensive with the cost being a little over \$7K and this instance further supports the true need for the HOA to raise the dues.

(Continued on Page 3)

IMPORTANT NUMBERS

EMERGENCY NUMBERS

EMERGENCY	911
Fire	911
Ambulance.....	911
Constable	281-376-3472
Sheriff - Non-emergency	713-221-6000
- Burglary & Theft	713-967-5770
- Auto Theft	281-550-0458
- Homicide/Assault	713-967-5810
- Child Abuse.....	713-529-4216
- Sexual Assault/Domestic Violence	713-967-5743
- Runaway Unit	713-755-7427
Poison Control.....	800-764-7661
Traffic Light Issues	713-881-3210

SCHOOLS

Cypress Fairbanks ISD Administration	281-897-4000
Cypress Fairbanks ISD Transportation	281-897-4380
Cypress Fairbanks Senior High	281-897-4600
Cy-Woods High School	281-213-1727
Goodson Middle School	281-373-2350

OTHER NUMBERS

Animal Control	281-999-3191
Cypress Fairbanks Medical Center	281-890-4285
Harris County Health Department.....	713-439-6260
Post Office Box Assignment – Cypress	1-800-275-8777
Street Lights - CenterPoint Energy.....	713-207-2222
- not working (Report Number on Pole)	

Waste Management713-686-6666

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To contact the Board, email Board@lakesofrosehill.com

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Mark Riordan, Donny Morris

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NEIGHBORHOOD WATCH CAPTAIN

Yvonne Bukowski & Dawn Ziemianski

MANAGEMENT COMPANY

Gloria Lee, CMCA, AMS281-537-0957 x27

Direct Line281-586-1727

Emailglee@chaparralmanagement.com



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(Continued from Cover Page)

The Board has received a number of emails and/or calls from residents concerning a growing trend by some residents of placing bags of trash out on the curb several days prior to the scheduled pick up date. The placement of trash and the schedule in which it can be placed for pick-up is outlined in Section 4.5 of the Deed Restrictions. There is language that is specific to when trash can be placed out for pick-up and it clearly states that no trash shall be placed on the curb for pick-up by the trash contractor prior to the regular day of trash pick-up. If a resident has a lawn maintenance contractor that is leaving grass clippings in bags at the curb when they finish mowing a yard, the mowing contractor must either take the bagged clippings with them or put them in a location within the resident's property so as not to be seen until the regular scheduled trash pick-up date. The Board is asking all residents and their contractors to discontinue putting trash out on the curb prior to your scheduled pick-up date. In addition to being unsightly to your neighbors, leaving trash out on the curb for several days also invites wildlife which can tear up the trash bags and leave a big mess. Waste Management charges all residents of Lakes of Rosehill for "back door service", so there really should not be any regular trash that is ever left at the curb. Exceptions to the items that should not be put on the curb include the recycling

bins and heavy haul pick-ups, and even those items should not be placed on the curb until the regular day of trash pick-up.

In closing, the Board hopes that everyone has been enjoying their summer and we encourage you to stay hydrated when working outdoors in the heat and humidity. It doesn't take long when working outside during hot weather to find that you are experiencing a heat related problem, so please drink plenty of water. As previously stated, the Board will be sending out the new Special Meeting date as soon as we receive word back from the elementary school for availability so please be watching your mail and plan to attend the next meeting and cast your votes. The Board thanks you all for your support.



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LAKES OF ROSEHILL

17th Annual Salute to the Stars Gala

It's almost time to applaud Cy-Fair's educators at the 17th Annual Salute to the Stars Gala. The black-tie, celebratory event to be held on October 16, 2014, at Cy-Fair ISD's Richard E. Berry Center will honor 86 Spotlight teachers, one from each of the district's campuses. Dinner, entertainment, live auction and a raffle will be featured as community and business leaders and elected and school officials give thanks to those who give so much to the students in the Cy-Fair district.

Each year in April, Cy-Fair ISD recognizes one teacher from each of its campuses who represents a unique balance of skill, art and heart in teaching students in his or her subject area or program. "Spotlight teachers and their guest as well as the principal and his or her guest occupy spots at the school's table," said Lauri Baker, event co-chair. "The remaining four seats are for those who sponsor the table. Table sponsorships start at \$1,250; however, there are other sponsor opportunities available as well."

Not only is the event a celebration of the district's top-notch teachers, but it's also a way to showcase the talent of students. "Students will perform a drum line performance, those who have won scholarships from the Cy-Fair Educational Foundation will serve as guest speakers and culinary arts students will serve dinner to guests," said Baker. "Involving our students in the event is a perfect way to remember why we are all here."

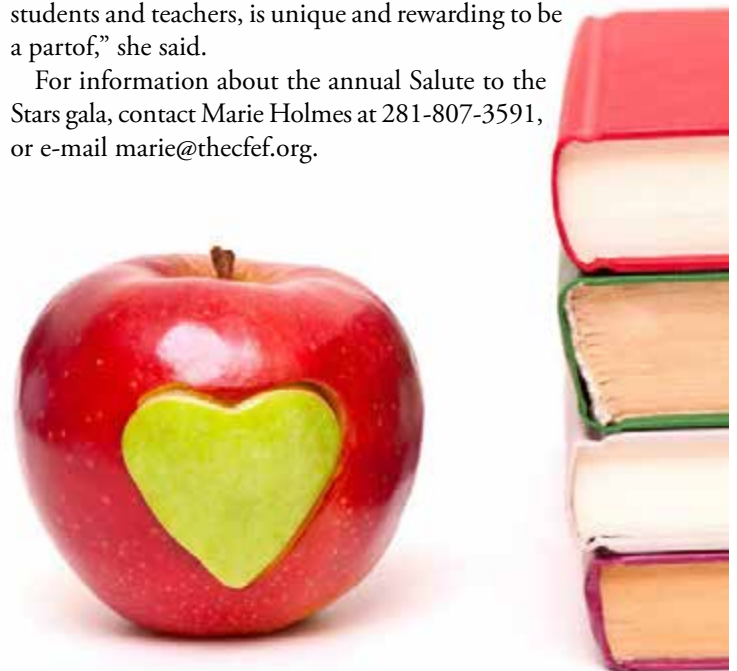
All proceeds raised at the event go to the Cy-Fair Educational Foundation which provides college scholarships for district students as well as staff development grants to CFISD. Last year the event raised over \$152,000 for staff development grants and student scholarships, bringing the grand total to over \$1.8 million raised since 1998.

This year's underwriter will be Cypress Fairbanks Medical Center Hospital. Also sponsoring in 2014 will be the Cy-Fair Federal Credit Union as the Red Carpet Premiere Sponsor, Bay- IBI Group

Architects as the Superintendent Table Sponsor and Houston Methodist Willowbrook Hospital as the Teacher Appreciation Sponsor.

Baker, who has been involved with organizing the event for ten years, has worked in the school district for 30 years and also serves on the Cy-Fair Educational Foundation Board. "I love working with such a passionate group of dedicated people who put on this great event," she said. "It's really a fun night and people are excited to see each other but also so committed to raise money for the Foundation. The community relationship in our district and the compassion of the Cy-Fair Educational Foundation, that does so much for both students and teachers, is unique and rewarding to be a part of," she said.

For information about the annual Salute to the Stars gala, contact Marie Holmes at 281-807-3591, or e-mail marie@thecfef.org.



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LAKES OF ROSEHILL

ANNUAL FORE CY-FAIR GOLF TOURNAMENT AT BLACKHORSE GOLF CLUB

Cypress, Texas (June 30, 2014) – The FORE Cy-Fair Golf Tournament will be held at Blackhorse Golf Club on Monday, September 8, with an 11:00 a.m. shotgun start.

The tournament kicks off with registration at 9:30 a.m. and a putting contest at 10:00 a.m. The awards, dinner and raffle will follow at 4:00 p.m.

“This tournament provides a dynamic networking opportunity for those who do business or want to do business in the Cy-Fair community,” Leslie Martone, President of the Cy-Fair Chamber of Commerce said. “It’s also one of our biggest fundraising events of the year!”

Texas Emergency Care Center of Cypress is back for its fourth year as the event underwriter. Bay-IBI Group Architects is the tournament’s first CFISD sponsor. The \$7,500 sponsorship includes the opportunity to play with Cypress Fairbanks Independent School District Superintendent, Dr. Mark Henry and other top administrators.

The True Texan sponsorship is still available. With this sponsorship, businesses/ individuals have the opportunity to play with Larry Dierker, former Astros pitcher, broadcaster and manager. The \$5,000 sponsorship will receive 2 team entries, a tournament trophy and logo recognition in all promotional material.

Other sponsors at the time of printing include: Hyundai, Kroger, Silver Eagle Distributors, Community Impact Newspaper, Caldwell Companies, Cypress Creek Mirror Newspaper and Houston Methodist Willowbrook Hospital.

Sponsorship and marketing opportunities range from \$500 to \$5,000. In addition, the public is invited to purchase a \$25 awards dinner and \$10 raffle tickets. You need not be present to win the raffle.

A portion of the proceeds from the tournament, dinner and auction benefit the Adam Skinner Memorial Scholarship Fund of the Cy-Fair Educational Foundation. A scholarship has been established in his memory and the Chamber has contributed more than \$86,000 to date to the endowment.

For more information about the tournament, visit cyfairchamber.com. To become a sponsor, purchase raffle tickets or RSVP for a dinner reservation, call Sara Cantrell at 281-373-1390.



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