



# Willow Pointe Newsletter

December 2014  
Volume 10, Number 12

[www.willowpointe.org](http://www.willowpointe.org)

Deed Restrictions Enforced

Official Publication of the Willow Pointe Homeowners Association, Inc.

## President's Message

*By Scott Ward*

### SO SPOOKY!!

Congrats to the following homes for having the best Halloween decorations in the neighborhood. In no particular order...

**10203 Sable Trail**  
**10023 Rio Bravo**  
**10022 Encino Cove**  
**10835 Oak Bayou Lane**  
**10127 White Oak Trail**  
**10218 Sable Trail**  
**9215 Willow Crossing**

Each of these Homeowners received a \$25 Home Depot gift certificate which I am sure they are using to purchase decorations for the...

### 2015 ASSESSMENT

All homeowners should have received their 2015 Willow Pointe Assessment from Randall Management. As a reminder, the decision was made to NOT increase the 2015 assessment, maintaining it at \$448. And please note that you can pay your assessment on-line with a credit card or e-check. Credit card payments are subject to a percentage increase, but paying with an e-check costs nothing extra. Also, you can sign up to receive all future statements electronically.

### 2014 CLARK W. GRISWOLD, JR. HOLIDAY LIGHT CONTEST

Don't forget to get out and decorate!!! 'Tis the season to show that holiday spirit with an exorbitant amount of illuminated lights. The Landscape Committee will be judging homes mid-December. 1st, 2nd, and 3rd prizes will be awarded in the form of Home Depot gift cards in the following amounts along with 4 Honorable Mention homes receiving \$25 gift cards

**First prize - \$100**  
**Second prize - \$75**  
**Third prize - \$50**  
**Honorable Mention (x4) - \$25**

### LATE FEES

All assessments are due January 1st and are delinquent if not received thirty (30) days after the due date. Our late policy states that approximately forty-five (45) days after the due date, all delinquent Owners will receive a late letter requesting payment. An interest charge of ten percent (10%) will be posted to the Owners account, together with a \$35 administrative charge for the late letter, and an administrative fee of \$30 per month for each month the account remains unpaid.

As always, all homeowners who cannot pay the assessments by January 31st may setup a payment plan by contacting Randall Management and pay the assessment over a period of three months.

# Seasons Greetings

# Willow Pointe

## IMPORTANT NUMBERS

Emergency .....	911
Sheriff's Department.....	713-221-6000
Sheriff's Department (Business).....	281-290-2100
Fire Department (Non-Emergency).....	713-466-6161
Vacation Watch .....	281-290-2100
Poison Control Center .....	800-222-1222
Animal Control.....	281-999-3191
Commissioner, Precinct 4.....	281-353-8424
Willow Place Post Office .....	281-890-2392
Entex Gas.....	713-659-2111
Centerpoint Energy (Power Outages Only) ....	713-207-2222
WCA -	
Garbage & Recycle.....	281-368-8397
Recycle/Hazardous Waste Disposal.....	281-560-6200
West Harris County MUD.....	281-807-9500
Jane Godwin @ Randall Management, Inc	
Voice Mail nights or week-ends .....	713-728-1126 ext 11
<a href="mailto:jgodwin@randallmanagement.com">jgodwin@randallmanagement.com</a>	
Newsletter Publisher	
Peel, Inc.....	<a href="mailto:advertising@PEELinc.com">advertising@PEELinc.com</a>
888-687-6444	

## HOMEOWNERS ASSOC.

### BOARD OF DIRECTORS

President	Scott Ward	2011 - 2014
Vice President	Craig Perez	2012 - 2015
Secretary	Brenda Jackson	2012 - 2015
Treasurer	Steve Mueller	2010 - 2013
Director	Angie Wilson	2011 - 2014

*Please contact us at [wphoa.board@willowpointe.org](mailto:wphoa.board@willowpointe.org) if you have questions, comments or concerns.*

## ADVERTISING INFO

Please support the businesses that advertise in the Willow Pointe Newsletter. Their advertising dollars make it possible for all Willow Pointe residents to receive the monthly newsletter at no charge. No homeowners association funds are used to produce or mail the newsletters. If you would like to support the community newsletter by advertising, please contact our sales office at 888-687-6444 or [advertising@peelinc.com](mailto:advertising@peelinc.com). The advertising deadline is the 8th of each month for the following month's newsletter.

## Willow Pointe COMMUNITY CALENDAR

**DECEMBER 2014**

### DECEMBER 1

Landscape Committee Meeting @ 6:30 pm

### DECEMBER 13

Walk the bayou and pick up trash – meet Paul  
@ the Willow Crossing Bridge @ 8 am

### DECEMBER 22-31

CFISD Holiday

### DECEMBER 25

Christmas Day

All meetings are held in the pool meeting room. All Homeowners are welcome to attend any of the above meetings. Please call Randall Management to be placed on the agenda if you would like to address the Board at the meeting.

**MUD Meeting Information** – The normal date/time is 11:30 am the third Thursday of the month at the offices of Attorneys Young and Brooks. The address is 10000 Memorial Drive, Suite 260.



**Please remember to pick  
up after your pets and  
“scoop the poop”**

## Harris County Sheriff's Office Patrol Report OCTOBER

Category	No.
Burglary/Habitat .....	0
Criminal Mischief .....	0
Disturbance/Family .....	1
Local Alarms .....	6
Suspicious Person .....	1
Traffic Stop .....	10
Vehicle Suspicious .....	2

## SEND US YOUR

*Event  
Pictures!!*

Do you have a picture of an event that you would like to run in this newsletter? Send it to us and we will publish it in the next issue. Email the picture to [ARTICLES@peelinc.com](mailto:ARTICLES@peelinc.com). Be sure to include the text that you would like to have as the caption. Pictures will appear in color online at [www.PEELinc.com](http://www.PEELinc.com).



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*and many others...*

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- Blackhorse Ranch
- Briar Hills
- Bridgeland
- Chelsea Harbour
- Coles Crossing
- Copperfield
- Cypress Creek Lakes
- Cypress Mill
- Eagle Springs
- Fairfield
- Kleinwood
- Lakemont
- Lakes of Fairhaven
- Lakes of Rosehill
- Lakes on Eldridge
- Lakes on Eldridge North
- Lakewood Grove
- Legends Ranch
- Longwood
- Meyerland
- Normandy Forest
- North Lake Forest
- Park Lakes
- Riata Ranch
- Shadow Creek Ranch
- Silverlake
- Steeplechase
- Sterling Lakes
- Stone Forest
- Stone Gate
- Summerwood
- Sydney Harbour
- Terranova West
- Terra Nova HOA
- Towne Lakes
- Village Creek
- Villages of NorthPointe
- Walden on Lake Houston
- Willowbridge
- Willow Pointe
- Wimbleton Champions
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## WILLOW POINTE HOA, INC BALANCE SHEET OCTOBER 31, 2014

### ASSETS

Checking Comm Assoc Banc.....\$ 10,478.36

#### *Reserves*

Comm Assoc Banc.....\$122,956.70

M.Stanley/S. Barney.....\$146,081.89

Total Reserves.....\$269,038.59

#### *Accounts Receivable*

2011 Owner Assessments.....\$ 448.00

2012 Owner Assessments.....\$ 2,393.00

2013 Owner Assessments.....\$ 4,713.48

2014 Owner Assessments.....\$ 13,139.00

A/R Collection Fees.....\$ 17,106.62

A/R Lawn Fees.....\$ 235.00

A/R Late charges.....\$ 1,641.93

A/R Legal fees.....\$ 11,391.56

A/R Opening Balance.....\$ 19,391.50

A/R Other.....\$ 50.00

.....\$ 70,510.09

Total Assets.....\$350,027.04

Pre-paid insurance.....\$ 8,626.50

Total other assets.....\$ 8,626.50

**Total Assets.....\$358,653.54**

### LIABILITIES AND MEMBER'S EQUITY

#### *Current Liabilities*

Prepaid-HOA Fees.....\$ 1,056.00

Total Liabilities.....\$ 1,056.00

#### *Reserves*

Beginning balance.....\$259,989.59

2013 Reserves.....\$ 16,428.00

Interest Income.....\$ 287.67

Capital Expenses.....\$ -7,666.67

Total Reserves.....\$269,038.59

#### *Member Capital*

Prior Years equity.....\$ 57,499.33

Accrual basis equity.....\$ 69,454.09

Total homeowners capital.....\$126,953.42

YTD excess/deficit.....\$ -38,394.47

Total member's equity.....\$ 88,558.95

### TOTAL LIABILITIES AND MEMBER'S EQUITY

.....\$ 358,653.54

## YARD OF THE MONTH

When Santa pulls his sled up on Christmas Eve, he should be very impressed with how beautiful these lawns look. Congratulations to the family at 10543 Red Oak Ridge who received first place for the month. Also congratulations go to the family at 9219 Willow Crossing who receive second place this month.



**WE TRIPLE  
DOG  
DARE YOU**



**SELL US YOUR CAR!**



**TEXASDIRECTAUTO.COM**

# Kids' Club

## Attention KIDS: Send Us Your Masterpiece!

Color the drawing below and mail the finished artwork to us at:  
Peel, Inc. - Kids Club  
308 Meadowlark St  
Lakeway, TX 78734-4717

We will select the top few and post their artwork on our Facebook Page - Facebook.com/PeelInc.  
DUE: December 31<sup>st</sup>

Be sure to include the following so we can let you know!

Name: \_\_\_\_\_  
(first name, last initial)

Age: \_\_\_\_\_



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**TELECOMMUTE APPOINTMENT SETTER** - 18 year old Virtual Call Center with A+ BBB rating. Seeking outbound B2B appointment setter. Earn \$12 - \$28/hr. Modern home office and B2B experience required. Apply on [www.telereachjobs.com](http://www.telereachjobs.com). At last, a Real Daytime Job From Home!

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