

# NEIGHBORS *AND* FRIENDS

*Alec Luong, AIA, President, Briarhills Property Owners Association*

Last year the Board of Directors voted to approve the recommendations of the Capital Reserve Study that was done over the summer. If you have not yet already done so, I would encourage everyone to go online and read the report in its entirety at [briarhills.org](http://briarhills.org).

When considering the report, it is important to understand the differences between “capital” expenditures, and “operational” expenditures. A simple explanation is that if something needs to be replaced – it’s a capital cost. If something needs to be repaired – it’s an operational cost. The POA and the HOA share the operational cost burden proportionally, 51% for the POA and 49% for the HOA. The HOA, however, does not contribute to capital expenditures.

The POA does not currently have a capital reserve account. All of the capital and operational expenditures come out of our annual budget. One of the key takeaways from the Capital Reserve Study is that the projected capital costs of the Amenities area will outstrip the current allocated money in the annual budget in about 5 years. This is a problem that the POA needs to address now as it does not have the cash reserves required to unilaterally embark on a capital improvements campaign on its own.

The POA is currently in talks with our HOA neighbors to find a way for the two of us to work together towards making the necessary improvements to the Amenities area. The POA and the HOA have had a long-standing relationship spanning over 30 years. At times the boards have been able to come together, and at other times they have existed with an uneasy animosity. The Board of Directors of the POA is eager to renew

the relationship with the HOA and reach out to find creative ways that we can further our relationship for the benefit of all of the residents.

The Board of Directors firmly and unanimously believes that it is in the best long-term interest of the neighborhood to reach out in partnership with the HOA. With the HOA’s partnership both communities can continue to enjoy the top quality Amenities and the continued security of the neighborhood provided by the Harris County Constables office.

Will all of this in mind I am thankful and fortunate that the neighborhood has elected the Board of Directors it has. I assure you that we will do everything we can to keep our beloved Amenities as nice as they are and better and get the best deal for our residents moving forward.

In other news, PGAL, the architecture firm working on the Amenities Master Plan, will be presenting the proposed master plan to the community at next month’s meeting, Monday, February 2nd at 6:30 PM. Come out to hear the presentation, ask questions, and have your voices heard on these matters.

Also, please remember that the Board of Directors has changed the way the open forum time at the monthly meetings will be used. Residents who wish to have their subject matter discussed and heard for more than 2 minutes will need to contact the office and have their items added to the agenda.

Regards,  
Alec Luong, AIA  
President – Briarhills Property Owners Association

## IMPORTANT NUMBERS

### GOVERNMENT SERVICES

Emergency .....	911
Constable ( <i>Closest Law Enforcement</i> ).....	281-463-6666
Poison Help .....	1-800-222-1222
Library and Community Center.....	832-393-1880
City Services.....	Call 311
Citizens' Assistance.....	713-247-1888
Public Works.....	713-837-0600
Neighborhood Protection.....	713-525-2525
Animal Control.....	713-229-7300
Wild animal problem.....	713-861-9453
Hazardous waste.....	713-551-7355

### OTHER UTILITY SERVICES

Street light problem.....	713-207-2222
.....	(then 1 then 4)
Power out/emergency .....	713-207-2222
Gas leak suspected.....	713-659-2111
Before you dig.....	Call 811

### BRIARHILLS SERVICES

Trash collection .....	713-733-1600
Amenity tags .....	281-558-7422
Tennis courts.....	281-558-7422
Pool parties.....	281-558-7422
Clubhouse rental.....	281-558-7422
Marquee messages .....	281-558-7422

### ADVERTISING INFORMATION

Please support the businesses that advertise in the Briar Hills Beat. Their advertising dollars make it possible for all Briar Hills residents to receive the monthly newsletter at no charge. If you would like to support the 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.

### NEWSLETTER INFORMATION

Article Submission.....	<a href="mailto:briarhills@sbcglobal.net">briarhills@sbcglobal.net</a>
Advertising.....	<a href="mailto:advertising@PEELinc.com">advertising@PEELinc.com</a>

## Dec. 2014 Security Report Summary for HOA and POA

Alarm Local.....	5
Animal/Humane.....	2
Burglary/Hab.....	1
Check Park.....	11
Contract Check.....	276
Crim Mischief.....	1
Dist/Fireworks.....	2
Dist/Juvenile.....	1
Incident Report.....	3
Information Call.....	8
Meet the Citizen.....	10
Meet the Officer.....	5
Neighborhood Chk.....	18
Open Door/Window.....	4
Susp. Person.....	6
Traf. Initiative.....	13
Traffic Stop.....	14
Vacation Watch.....	399
Veh. Suspicious.....	9

Total Count for Period : 788



## REBECQUE AND NANCY'S BEAT

As you are aware we are located in the epicenter of The Houston Energy Corridor. Better yet, the Energy Corridor District has a "Vision to Create a More Livable Place" with more than \$2 billion in private investment to create a business district that is pedestrian and bicycle friendly, people oriented, a place that attracts and retains employees, increases property values, and facilitates business development.

We benefit from additional police protection provided by the District patrolling in cars or on bikes along the trails. They host quarterly Security and Public Safety Luncheons and PIP programs with HPD officers reviewing current criminal activity, statistics, trends, and crime prevention tips. Sign up for the newsletter at [www.energycorridor.org](http://www.energycorridor.org) to be aware of upcoming events.

The District, through a joint venture, has a vision to increase our hike and bike trails to cover over 100 miles. They are planning to add 15 miles this year.

The 5.8 million square feet of office space now under construction in The Energy Corridor is nearly three times that of downtown and The Woodlands according to JLL Research findings published in the Houston Business Journal.

The District now has The Energy Corridor of Houston Orchestra with 3 events scheduled for this spring. Check [www.echorchestra.org](http://www.echorchestra.org) for information.

You can list your events on the Energy Corridor website calendar and your businesses under their shopping and services section to get more exposure.

As you can see we live in a dynamic neighborhood. Rebecque and I both live in the area and would love to help your family and friends move here and, heaven forbid that you have to leave our neighborhood, we can sell your house for you.

*Rebecque Demark and Nancy Scott*



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# IS ADOPTION PART OF GOD'S PLAN FOR YOUR FAMILY?

Do you feel overwhelmed of where to start? Come join us as we explore adoption on Saturday, February 7 from 9:00a.m. – 1:00p.m at Trinity Lutheran Church in the Pier (5201 Spring Cypress, Spring, 77379). Through biblical videos, presentations from experienced adoptive families and a lunch time panel discussion, we'll learn the processes, challenges, and joys of adoption whether it be domestic, international or foster to adopt. Lunch is provided. To sign up for "If You Were Mine", please call Mary Ann Day 832-585-2931 by Monday, February 2 or go to <http://www.trinityklein.org/ministries/orphan-care/adoption-seminar/>.



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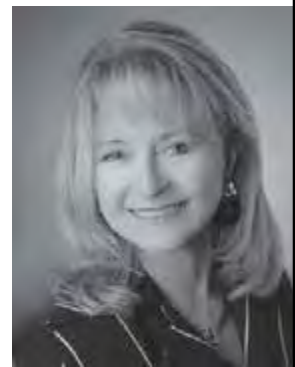
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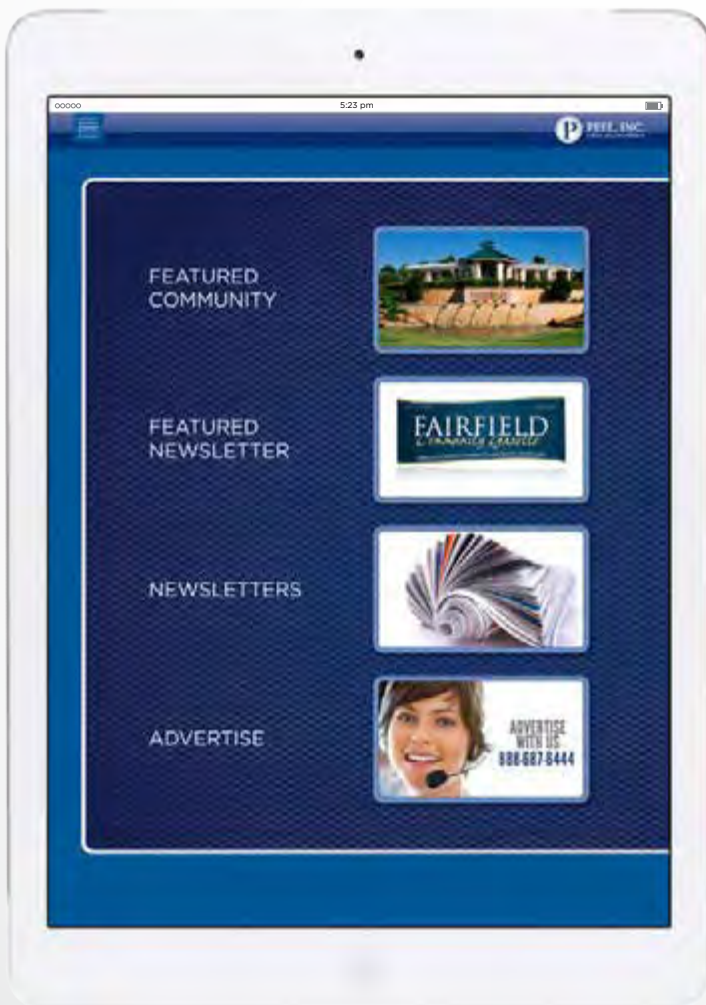
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If your family enjoys exploring new cultures and nurturing youth, please contact us to request more information about this amazing opportunity to share your life with a special young person and to learn how you can make a difference.

### BRING THE WORLD HOME

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- Teach a student about American values and traditions
- Change the course of a student's life
- Increase cultural awareness in your community

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Ayusa is a non-profit organization founded in 1981 to promote global learning and leadership through foreign exchange, study

abroad, and leadership programs for high school students from the U.S. and around the world.

For more information about hosting a high school foreign exchange student, please contact your local representative Vicki Odom at 832.455.7881 or [vodom@ayusa.org](mailto:vodom@ayusa.org) or Ayusa at 1.888.552.9872 or by visiting the website at [www.ayusa.org](http://www.ayusa.org).



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The goal is to fill in the grid so that every row, every column, and every 3x3 box contains the digits 1 through 9. Each digit may appear only once in each row, each column, and each 3x3 box.

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