

# Sterling Lakes

A CANYON GATE® COMMUNITY

JANUARY 2016 | VOLUME 4, ISSUE 1

## Important Billing Information for 2016

The Sterling Lakes Property Owners Association, INC. Board of Directors has worked diligently reviewing 2015 Association expenses and anticipated 2016 expenses to operate the Association. In doing so the Board of Directors has decided to keep the annual assessment rate at \$650.00 and the \$200.00 gate fee the same rate as the previous year for a Total of \$850.00 effective January 1, 2016.

Please keep in mind that the 2016 annual assessment must be received no later than January 31, 2016. The fastest method to pay your assessment is to mail to the address on your statement, which is P.O. Box 3157, Houston, TX 77253-3157, or you can make an online payment through [www.hoaonlinepayments.com](http://www.hoaonlinepayments.com) using a Credit Card or E-Check. If payment is not received and posted on/ or before January 31, 2016 there will be an initial \$100.00 late fee charged and monthly late interest added to your account charged on February 1, 2016. If you mail or drop off payment to any other address it will delay your payment and you could incur late fees and interest.

If you need to set up a payment plan for your 2016 assessments, please visit our website [www.hoaonlinepayments.com](http://www.hoaonlinepayments.com) and log in to using your account number listed on the statement. This will direct you to our online processing center & give important information regarding payment plan options and fees. You must set up a payment plan before January 31st, 2016 and you must have the information from your assessment billing. Payments that are not received and posted on/ or before January 31, 2016 there will be an initial \$100.00 late fee charged. Interest will begin to be accrued on any unpaid assessments as of February 1st, this includes any accounts that are on a payment plan. Collections proceedings against your account may include property title search, reporting of your delinquent account to the credit bureau, filing a lien against your property, and/ or the referral of your account to the Associations attorney for additional action.

NOTE: Online payments take up to 7 business days to post on your account. Pay your account early.

## UPCOMING COMMUNITY EVENTS

### Canyon Gate Communities Night at the Houston Rockets

Saturday, February 6, 2016  
4:00 PM

The Houston Rockets would like to invite all Canyon Gate Communities members, family and friends to join us on February 6, 2016 to watch James Harden, Dwight Howard and the Rockets take on Damian Lillard and the Portland Trail Blazers!

Saturday, February 6, 2016

Doors open at 2:30 PM, Tip-off at 4:00 PM @ Toyota Center

#### **Order Your Discount Tickets:**

**By Calling: Andrew Cornutt @ 713-758-7563**

**Fax registration form: 713-758-7343**

**Email: [andrewc@rocketball.com](mailto:andrewc@rocketball.com)**

**Or Online: [www.rockets.com/promocode](http://www.rockets.com/promocode)**

**Enter Promotion Code: canyon**

**Prices range from \$39 to \$145 per ticket.**

**\*Prices subject to change based on availability.**

# Sterling Lakes

## HELPFUL PHONE NUMBERS

### *Sterling Lakes Property Owners Association*

Principal Management Group/Agent.....(713) 329-7100  
 SL Information & Technology Center ..... (281) 778-2000  
 SplashPad Texas Onsite Office ..... (281) 778-2000  
 Gate Attendant.....(281) 778-2015  
 Houston National Golf Club..... (281) 304-1400

### *Utilities*

En-Touch (Customer Service)..... (281) 225-1000  
 Electricity (TXU) ..... (866) 979-5265  
 Gas (Centerpoint) ..... (713) 659-2111  
 Trash (Waste Management) ..... (800) 800-5804  
 Water (Si Environmental, LLC)..... (832) 490-1600  
 Electricity (street light outage) ..... www.centerpointenergy.com/outage  
 Texas One Call System (Call Before you Dig) ..... 811

### *Property Tax Authorities*

Brazoria County Tax..... (281) 756-1320  
 MUD #31 Operator..... (281) 482-0216

### *Public Services*

Rosharon Post Office..... (281) 595-3331  
 Toll Road EZ Tag ..... (281) 875-3279  
 Voters Registration ..... (281) 756-1131  
 Vehicle Registration ..... (281) 756-2450  
 Drivers License Information ..... (281) 756-1521  
 Alvin/Manvel Chamber ..... (281) 331-3944  
 Animal Control ..... (979) 864-2265

### *Police & Fire*

Emergency..... 911  
 Brazoria County Sheriff's Dept. .... (281) 756-2392  
 Iowa Colony Vol. Fire Dept. (non emergency) ..... (281) 369-3969  
 Emergency Medical Services (non emergency) ..... (281) 489-6144  
 Poison Control ..... (800) 222-1222

### *Education*

Alvin ISD ..... (281) 388-1130  
 Don Jeter Elementary (K-6)..... (281) 245-3055  
 Manvel Junior High (7-8)..... (281) 245-3700  
 Manvel High School (9-12)..... (281) 245-2232

### *Higher Education*

Alvin Community College.....(281) 756-3500

### *Sterling Lakes Builders*

Anglia Homes..... (713) 269-2762  
 CastleRock ..... (281) 778-0822  
 D.R. Horton Homes /Express Homes ..... (832) 573-1249  
 LGI ..... (855) 210-2619  
 Westin ..... (832) 886-5674

## 2016 ASSESSMENT PAYMENTS

Each year, assessments are due on January 1 but did you know that you could make payments, in advance? Any payment made will be credited to your account and reduce the total amount that is owed on January 1, 2016.

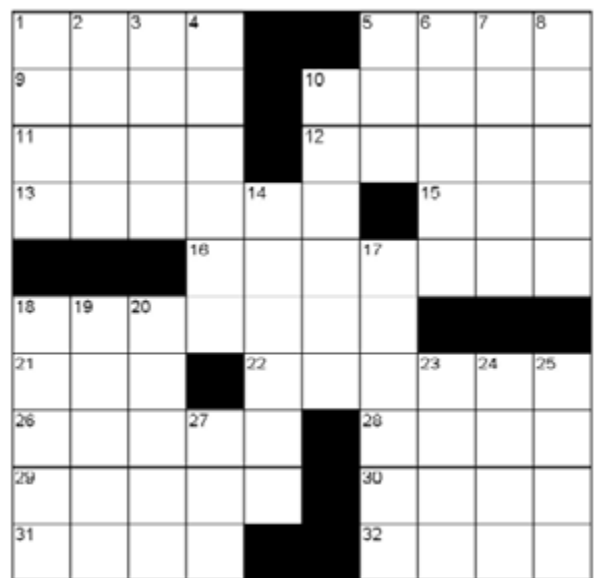
If you would like to take advantage of this option, you can send a check to:

### ***Sterling Lakes POA***

C/O Principal Management Group  
 P.O. Box 3157  
 Houston, TX 77253-3157

*Be sure to include your address in the memo line of your check.*

## CROSSWORD PUZZLE



### ACROSS

1. Charge
5. Syrian bishop
9. Against
10. Landing
11. Leaves
12. Boom box
13. Allure
15. African antelope
16. Polite
18. Leafy green
21. Marry
22. Esophagus
26. Woken
28. Goad
29. Type of tooth
30. Refer
31. Posttraumatic stress disorder
32. Sieve

### DOWN

1. Nativity scene piece
2. Competition at the Greek games
3. Capital of the Ukraine
4. Symbol
5. Expression of surprise
6. Emblem
7. Pickle juice
8. A ball out of bounds (2 wds.)
10. Twist violently
14. Ripper
17. Strums
18. Slough
19. Ross \_\_\_\_, philanthropist
20. Gods
23. Brand of sandwich cookie
24. Seaweed substance
25. Cabana
27. Blue

View answers online at [www.peelinc.com](http://www.peelinc.com)

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## To Contact the Board:

Please address the Board of Directors via your  
PMG representative, Mike Crahan:

### Principal Management Group of Houston

11000 Corporate Centre Drive, Suite 150

Houston, TX 77041

(713) 329-7100

m.crahan@pmghouston.com

## TRASH

### Important Information

Remember: Unless it is trash pick up day, your trash cans (and any bags of trash) must be hidden from public view. Please do not store your trash cans in front of your garage or on the side of your home – your neighbors don't want to look out their windows and see your garbage either.

#### STERLING LAKES TRASH PICK-UP SCHEDULE

Wednesday & Saturday - Trash containers must be at curb by 7AM on Wednesdays and Saturdays. Recycle bins are picked up on Saturdays.

Note: Heavy pick-up day - Saturday

Service Provider: Waste Management – (800) 800-5804

## Theatre Under the Stars (TUTS) Social Perks Program

Canyon Gate residents can purchase discounted tickets between 10% and 20% off for the following shows:

- **December:** A Christmas Story, Striking
- **January:** The Bridges of Madison County
- **March:** Mary Poppins, The Sweet Potato Queens
- **April:** Oliver, Heathers
- **May:** Heathers, A Gentleman's Guide

Visit TUTS.com to redeem your discount code: CANYONGATE

Discounts valid through May 15, 2016, online only | All standard fees apply. No refunds or exchanges | Prices and showtimes are subject to change without notice

713.558.8888 | GROUPSALES@TUTS.COM

TUTS.COM/PERKS

The Association doesn't verify, endorse, or approve any products, information or opinions mentioned at Association sponsored functions or contained in this community newsletter.



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**Sterling Lakes POA**  
**ARCHITECTURAL CONTROL COMMITTEE MODIFICATION REQUEST**

Owner's Name(s) \_\_\_\_\_  
Address \_\_\_\_\_ Lot \_\_\_\_\_ Blk \_\_\_\_\_ Section \_\_\_\_\_  
Home Phone \_\_\_\_\_ Work Phone \_\_\_\_\_  
Email \_\_\_\_\_

**SUBMISSIONS FOR ADDITIONS OR ALTERATIONS OF IMPROVEMENT MUST INCLUDE:** Sketches; site plan (survey) showing house, lot lines dimensions and easements; elevations (including side views) showing dimensions and photos sufficient to describe the project in detail. **ANY EXTERIOR PAINTING REQUESTS**, a colored photo of the brick and samples of the proposed paint to be used must be included with this application. Some large construction projects may require a deposit, please contact our office for further information and any other questions at 713/329-7100.

**PLEASE NOTE:** ALL applications must be submitted with a \$25 processing fee.

**BRIEFLY DESCRIBE THE ALTERATION OR IMPROVEMENT WHICH YOU PROPOSED**

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**LOCATION OF IMPROVEMENT:**

\_\_\_\_\_ Front of house    \_\_\_\_\_ Side of house    \_\_\_\_\_ Garage    \_\_\_\_\_ Other  
\_\_\_\_\_ Back of house    \_\_\_\_\_ Roof of house    \_\_\_\_\_ Patio

(Describe) \_\_\_\_\_

**MATERIALS NECESSARY FOR PROPOSED IMPROVEMENT:**

Paint \_\_\_\_\_ or \_\_\_\_\_ Stain \_\_\_\_\_ Color(s) \_\_\_\_\_

Brick Type(s) \_\_\_\_\_  
Shingle \_\_\_\_\_ Type(s) \_\_\_\_\_

Screen Type(s) \_\_\_\_\_  
Siding \_\_\_\_\_ Type(s) \_\_\_\_\_

*Please include color names and send a sample with the application.*

Signature of Homeowner \_\_\_\_\_ Start Date \_\_\_\_\_ Completion Date \_\_\_\_\_  
(Within 30 Days of Approval)

**RETURN TO:**

PRINCIPAL MANAGEMENT GROUP OF HOUSTON, INC  
11000 CORPORATE CENTRE DRIVE, SUITE 150  
HOUSTON, TX 77041  
FAX: 713/329-7198 or EMAIL: arc@pmghouston.com

**Principal Management Use Only**

Date Received: \_\_\_\_\_ Received By: \_\_\_\_\_

Comments: \_\_\_\_\_

**FOR MODIFICATIONS COMMITTEE**

ACCEPTED: \_\_\_\_\_ DENIED: \_\_\_\_\_ DATE: \_\_\_\_\_

**COMMENTS:**

\_\_\_\_\_  
\_\_\_\_\_

**SIGNATURES:**

\_\_\_\_\_

**\*\*\*ESTE DOCUMENTO ES MUY IMPORTANTE. SI USTED NO PUEDE LEER INGLES, POR FAVOR CONSIGA A ALGUIEN PARA QUE LE TRADUZCA ESTE DOCUMENTO\*\*\***

## Sterling Lakes Advisory Committee

The Advisory Committee holds meetings in the community and needs continual feedback from residents to make Sterling Lakes the best community possible! If you have a desire to build a positive and strong community contact a volunteering member from this Committee at Sterlinglakes.Advisoryboard@yahoo.com.

- Daniel Carreon
- Rashawn Clark-El
- Kathy White

### Resident Meeting Dates:

Saturday, January 9  
Saturday, March 5

## Sterling Lakes SplashPad Texas Hours

Business Office (2nd Floor), PHONE: 281-778-2000,  
EMAIL: sterlinglakes@entouch.net

### Office Hours:

Tuesday– 11:00am - 7:00pm

Wednesday through Saturday – 9:00am - 5:00pm

Sunday - Closed

### Fitness Center Hours:

7 days a week – 5:00am until 11:00pm

Onsite Community Manager: Dee Dee Frank

Please visit or contact this office to register for amenity & gate access.

## Seeking Sterling Lakes Section Leaders and Block Captains

You can make a difference – so many of our homeowners have talents and gifts that could contribute to the value of our neighborhood. Consider a volunteer position to increase awareness and safety for your biggest investment and community. For more information on becoming a block captain or section leader, please contact Michelle Evrard, Director of Community Events, at mevrard@canyongate.com or (713) 783-6702.

### YOUR 2016 SECTION LEADERS INCLUDE:

**Section 1:** OPEN

**Section 2:** Raul Castillo ([RGCastillo@sbcglobal.net](mailto:RGCastillo@sbcglobal.net))

**Section 3:** Martha Steele ([martha.steele@edi-international.com](mailto:martha.steele@edi-international.com))

**Section 4:** Benjamin Hammond ([benandbevh Hammond.sterlinglakes@gmail.com](mailto:benandbevh Hammond.sterlinglakes@gmail.com))

**Section 5:** Open

**Section 6:** Deborah Bagwell ([ddbagwell7@gmail.com](mailto:ddbagwell7@gmail.com))

**Section 7:** Martha Steele ([martha.steele@edi-international.com](mailto:martha.steele@edi-international.com))

**Section 8:** Sophia Clark-El ([camdreacebre@gmail.com](mailto:camdreacebre@gmail.com))

**Section 9:** Louis Rodriguez ([joseienia@yahoo.com](mailto:joseienia@yahoo.com))

**Section 10:** OPEN

**Section 11:** OPEN

**Section 12a:** Paris Johnson ([householdmail@yahoo.com](mailto:householdmail@yahoo.com))

**Section 12b:** Jake and Celeste Plew ([jacple\\_sm@yahoo.com](mailto:jacple_sm@yahoo.com))

**Section 19:** Ed Fleming ([revedfleming@gmail.com](mailto:revedfleming@gmail.com))

# WIRED

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## Springtails

Springtails are very small, jumping insects that can sometimes become a problem inside homes. Springtails are usually found in areas of moisture, so indoors they may be located near potted plants, sinks, bath tubs or kitchen compost areas. These insects are typically found outside in gardens, near swimming pools or near where there is excessive moisture or standing water.

Springtails are small (about 1/16 of an inch long), wingless and come in various colors. These insects have a “tail” that latches into a space on the underside of the body that they can use to “jump” several inches into the air.

Springtails are considered a nuisance insect, but some may chew on roots and leaves of sapling plants. They usually do not cause enough damage to warrant control measures to be taken. If you have springtails in your home it points to a moisture problem that should be fixed.

Options for helping reduce springtail problems:

- Remove excessive mulch and/ or leaf litter near the home
- Change watering schedule to reduce the amount of moisture near the home
- Use fans or dehumidifiers to reduce moisture indoors
- Seal cracks, crevices, pipe & wire penetrations on the outside of the home
- Replace or repair any screening on doors and windows that is damaged
- Replace weather stripping around doors and windows that does not provide a good seal
- Suck up any indoor infestations with a vacuum

For more information or help with identification, contact Wizzie Brown, Texas AgriLife Extension Service Program Specialist at 512.854.9600. Check out my blog at [www.urban-ipm.blogspot.com](http://www.urban-ipm.blogspot.com)

The information given herein is for educational purposes only. Reference to commercial products or trade names is made with the understanding

that no discrimination is intended and no endorsement by Texas AgriLife Extension Service or the Texas AgriLife Research is implied.

Extension programs serve people of all ages regardless of socioeconomic level, race, color, sex, religion, disability, or national origin.

## LET US KEEP OUR NEIGHBORHOODS LITTER FREE!

Take responsibility for yourself & be a good neighbor! Keep our streets & neighborhood trash & litter free! Make it a habit, be a good neighbor & do your part!

If each person did their own part (around the outside of their home including their little stretch of street in front of their house), what a better place this would be to live!

A clean environment/neighborhood makes people feel good about themselves. They will keep it clean. Some need to be reminded. Others need to be continually reminded. It takes time to change habits. Keeping your neighborhood clean is a habit that takes conscious effort.

## COMMUNITY INVOLVEMENT

Interested in getting more involved in the community? Join a Sterling Lakes committee or group.

### Committees

Social – Contact Michelle at [mevrad@canyongate.com](mailto:mevrad@canyongate.com) for more information

Communications - If you are interested in being a Section Leader or Block Captain please contact Michelle at [mevrad@canyongate.com](mailto:mevrad@canyongate.com)  
Flag - Contact Brian Roller at [roller2011@att.net](mailto:roller2011@att.net)

Landscape - Contact Gayle Mauzey at [gaylemauzey@hotmail.com](mailto:gaylemauzey@hotmail.com) or 832.385.8969

Traffic & Safety - Contact Rashawn Clark-El at [rclarkel72@gmail.com](mailto:rclarkel72@gmail.com)

Adopt-A-School - Contact Sophia Clark-El at [camdreacebre@gmail.com](mailto:camdreacebre@gmail.com)

### Social Groups:

Book Club - Contact Aundria Eli at [aundria.eli@memorialhermann.org](mailto:aundria.eli@memorialhermann.org)

Youth Activities - Contact Beverly Hammond at [slyac2014@gmail.com](mailto:slyac2014@gmail.com)

## PLANNING ON OUTDOOR HOME IMPROVEMENTS?

When planning to do any outdoor home improvements, you must first apply for approval from the Architectural Review Committee by submitting a home improvement form. Visit the SplashPad office or call 281-778-2000 for an ARC form and more information.

## Have you logged in yet?

[www.canyongate.com/residents/sl](http://www.canyongate.com/residents/sl)

Features of the Sterling Lakes Community Intranet include:

- Receive e-blasts from the Association (i.e. Association news and announcements, community events, local area happenings and more!)
- Resident Directory
- Classifieds
- Current Events and Activities
- Documents and Forms (i.e. ARC guidelines, deed restrictions, financials, etc.)
- Event Photos and MORE!



## Please be Observant of Posted Traffic Signs, Speed and Gates

Please respect the posted traffic speeds and stop signs in our community. They are here to make our community a safe and pleasant place to live. School is now in and our children are walking to and from their bus stops. Use extra caution when driving near our park and obey laws around bus stops and school buses. Please also use the correct side of the gates for entry and exit.

## REMEMBER: PLEASE CALL BEFORE YOU DIG

**Texas One Call System: dial "811"**

Prior to performing work on your property, call the "Texas One Call System at 811". They will mark the location of the utility lines easement within your property. Remember, damages to any utility lines within your property can affect services to YOU and YOUR neighbor's homes. Thanks for taking time to call before you dig!



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