



Steeplechase

NEWSLETTER



The Official Newsletter of The Steeplechase Community Improvement Association, Inc. and Steeplechase

2018 SCIA BUDGET & PROJECTS

The Board approved 2018 operating expense budget is up about 5% from the 2017 budget amount.

The increase results from higher budget levels for deed restriction enforcement expenses, tree pruning and electrical/pool repairs. The refurbishment, upgrade and replacement of Association assets is budgeted to continue in 2018 as the Association works in accordance with the Association's 2017 Reserve Study update. Capital expenditures is budgeted at slightly over \$300,000 down substantially from estimated year end 2017 capital expenditures of \$570,495.

Many projects were completed in 2017.

- Concrete slab overlay, new fence replacement and improved access to four tennis courts. (This is the number of courts that the residents in the 2016 survey wanted to be maintained in excellent condition.)
- Drainage improvements throughout the clubhouse property to eliminate/reduce ponding or standing water
- Replacement of sidewalks along Steepleway Blvd, a 2016 project carryover.
- Addition of, or improvement to minor entrance monuments on Yearling, Stableway, Paddock Park, Crayford and Steepleway Blvd.
- Plastering and piping improvements to the adult pool and replacement of the spa heater.
- Concrete patching, expansion joint replacement and crack sealing of the clubhouse east parking lot
- Spot repair and staining of the entire Steepleway Blvd/ Greenbelt fencing

A second resident survey was completed in 2017. 75% or more of the participants stated that security and attractiveness of the neighborhood are very important. As with the 2016 amenity survey a good percentage (40%) of the 2017 survey participants stated that there should be no new amenities. The BOD has not planned any new amenity in 2018.

Projects budgeted for 2018 completion include the following.

- Jones Road marquee replacement
- Expansion and concrete replacement of the clubhouse west parking lot
- Clubhouse main pool deck patch/repair and resurfacing

A 1.8% increase to the annual assessment (2018 assessment is \$570.00) has been approved by the BOD to pay for routine operating expenses (streetlights, security, common area landscaping, deed restriction enforcement, etc.), the continuing renovation and improvement of Steeplechase assets, and to ensure adequate additions to the Reserve Fund for future projects.

The BOD thanks each resident for their support in the BOD's ongoing work to maintain Association assets and improve property values throughout Steeplechase.

Every resident is invited to attend BOD meetings to ask questions, provide feedback, volunteer, etc. The BOD looks forward to seeing each resident in one or more meetings in 2018.

Finally, for current information about all things Steeplechase, visit www.steeplechasecia.com.

STEEPLECHASE

IMPORTANT

Telephone Numbers



Emergency.....	911
Sheriff's Dept.....	713.221.6000
Cy-Fair Fire Dept	911
Cy-Fair Hospital.....	281.890.4285
Animal Control	281.999.3191
Center Point (Street lights)	713.207.2222
http://cnp.centerpointenergy.com/outage	
Neighborhood Crime Watch	SteeplechaseSecurity@gmail.com
Library.....	281.890.2665
Post Office.....	713.983.9682
Steeplechase Community Center.....	281.586.1700
Deed Restriction Issues (CMC)	281.586.1700
Water/Sewer	832.467.1599
Architectural Control (CMC).....	281.586.1700
Trash Pick-up (Best Trash, LLC) (Wed. & Sat.)	281-313-BEST
Harris Co. Pct. 4 Road Maintenance	281.353.8424
Harris Co. MUD #168.....	hcmud168board@gmail.com
Community Events.....	281.586.1700
Clubhouse Rentals: Private Parties and Community Events (Jinnie Kelley).....	832.922.8030
Traffic Initiative	281.290.2100
Private Pool Parties	281.446.5003

NEWSLETTER PUBLISHER

Peel, Inc. (Advertising).....	kelly@PEELinc.com, 888.687.6444
Articles.....	lwikency@chaparralmanagement.com

Community Center Contacts

Community Maintenance Concerns

Chaparral Management Company	281.586.1700
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Clubhouse Rentals

Private Parties and Community Events (Jinnie Kelley)	832.922.8030
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Pool Company Contact

Aquatic Management of Houston.	281.446.5003
www.houston-pmg.com	

Board Member Contact

Chaparral Management Company	281.586.1700
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Schools

Emmott Elementary.....	281.897.4500
Campbell Middle School.....	281.897.4300
Cy-Ridge High School.....	281.807.8000

Contact the Management Company

www.steeplechasecia.com
or by phone 281.586.1700

SCIA BOD 2018 MEETING SCHEDULE

The BOD has decided that the 2018 Directors' meetings will be held on the third Tuesday of each month (December excluded) starting at 6:30 pm at the Steeplechase clubhouse. This is the same as the 2017 meeting schedule.

A rotating schedule was discussed but such a schedule presented difficulties to the management company due to commitments to BOD meetings for other developments that Chaparral manages.

No "live broadcast" of BOD meetings will occur as there was very minimal suggestion for such broadcasts. Furthermore, even with many requests for attendance, publicity on the marquee and e-blasts, there is only minimal resident attendance at meetings now and there is no data that suggests a live broadcast would result in an upsurge in meeting attendance.

The 2018 SCIA BOD Meeting schedule follows.

- January 16
- February 20
- March 20
- April 17
- May 15
- June 19
- July 17
- August 21
- September 18
- October 16
- November 13 (2019 Budget & Capex Approval Meeting)
- December (No BOD Meeting)

Minutes of each BOD meeting are posted on the SCIA website. Summary financial data is included in the minutes. Complete Association financials are available from Chaparral Management at a nominal cost.

Once again, the BOD requests, and welcomes your attendance at one, or all the BOD meetings. We look forward to seeing you.

GO **GREEN**
GO **PAPERLESS**



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STEEPLECHASE CIA DEED RESTRICTION PROCESS

- Steeplechase CIA is inspected once every 30 days, roughly the same week each month.
- Inspections are done from the car and from the street. At no time does the inspector get out of their car and walk on or around your property.
- Upon observation of a deed restriction violation, the first letter that is sent is called a COURTESY LETTER. This letter advises the resident of the matter and allows 30 days for the violation to be addressed.
- After the following month's inspection, should the matter not be resolved, a second letter will be sent. This letter will remind the resident that the violation has not been addressed and advises them of the consequences of a third, certified, letter.
- If your deed restriction violation(s) is not corrected before the next inspection tour or mutually acceptable arrangement for the corrections thereof made with Chaparral, then further correspondence to include a certified letter, will be forthcoming from the Steeplechase CIA, Inc.. That certified letter correspondence will result in out-of-pocket administrative costs of \$31.73, which will be charged to your account in accordance with Section 204.010 (a) (11) and (12) of the Texas Property Code.
- If, after a third month's inspection shows that the initial violation has not been corrected, a third letter is sent, the Certified/209 letter. This is generally the final letter that will be sent by Chaparral Management on behalf of Steeplechase CIA. This letter allows the resident to request a hearing (which must be done in writing) before the Steeplechase CIA Board of Directors. Should no hearing request be received, the Board will review all documentation and photos relating to the violation and will vote to turn the matter over to the Association's Attorney for further action. Once an account has been referred to the Attorney all subsequent communication must be made with the Attorney regarding the specific matter that pertains to the resident's account. The 209 letter reads:
- You have been previously notified about the above-described deed restriction violation on your property. As of the most recent inspection tour, this violation has still not been corrected.

Please be advised that you have 30 days to cure the violation(s) of the deed restrictions discussed in this letter. You may also request a hearing before the Board of Directors to discuss and verify facts, and hopefully, resolve this matter. Your request must be in writing. In addition, you must request the hearing before the Board on or before the 30th day after the date you receive this letter. If you request a hearing before the Board, you will be notified of the date, time and place of the hearing not later than the 10th day before the date of the hearing.

Please also be advised that unless the violation(s) of the deed restrictions discussed in this letter is corrected within 30 days of the date of this letter, you will be charged all reasonable attorney's fees and other reasonable costs incurred by the Association in enforcing the deed restrictions.

As always, should you have any questions or concerns regarding any process, please do not hesitate to contact Chaparral Management Company at 281-537-0957 or cmc@chaparralmanagement.com



Cy-Fair Republican Women January Meeting

CFRW will meet on Tuesday, January 9th
10:30 AM to Noon.

Hearthstone Country Club
7615 Ameswood
Houston, TX 77095

Meeting is \$3 – Meeting with Lunch at Noon is \$23 (or \$24 w/credit card). The program will be information regarding the High Speed Rail Project. See the website for details and RSVP to www.cfrw.net by January 2nd.

2018 being an election year, we look forward to many new faces and opportunities to promote our Republican candidates. We need you with us to get our ideals advanced locally, statewide and nationally. Give CFRW a try!

CYPRESS AREA FOOD PANTRY

Do you know of someone who has trouble putting food on the table? Maybe their employment was suddenly terminated; maybe it's a choice between medications or food; for whatever reason a family can find themselves in a situation where they need a little help.

Fountain of Life Church of God on Mueschke Road runs a food pantry on Mondays from 3:30 pm to 6:00 pm and the only requirement is that the client should live in zip code 77433 and west of Skinner 77429. For more information, contact 281-373-9337. Food donations and volunteers are also greatly appreciated.

Computerized job search and resume preparation and printing are also available.

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Hartz Chicken Buffet
Jersey Village
11AM-8PM Monday-Friday
Closed Saturday & Sunday
(713) 466-1103
17340 Northwest Fwy,
Jersey Village, TX 77040

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MAKE YOUR HEALTH A TOP PRIORITY IN 2018

Eating healthier and losing weight are common New Year's resolutions. However, keeping them can be difficult. Family medicine physician, Toni Odumosu, M.D., with Memorial Hermann Medical Group Fairfield, offers these tips for making your health resolutions last all year long.

1. Start with a big, measurable goal. Make your goal specific and easy to track, like losing a specific amount of weight, exercising a specific number of days, or eating a certain amount of vegetables daily.
2. Then set small goals. Look at your overall goal, and then break it down into smaller weekly and monthly goals. You won't run a marathon tomorrow, but you may be able to run one mile.
3. Don't do it alone. Find a friend to be your workout buddy or enlist help from a professional like a nutritionist or personal trainer. Tell your friends and family about your goals so that they can help hold you accountable.
4. Display your motivation. Is there certain event you want to participate in or attend that is the motivation behind your goal? Or perhaps a loved one who inspired the change? Put a photo of what's motivating you somewhere you'll see it every day. That can help fight temptation, because temptation will come!
5. Don't be afraid to celebrate! Celebrating the small goals can energize you to continue towards the big goal. However, be mindful that your "prize" doesn't derail you from achieving the goal you set.

"It's also a good idea to talk with your primary care physician when you're in the goal setting process. Your doctor can help you make sure your goals are realistic and achievable for your current health level. He or she may also have additional tips and resources that can help you along the way," encourages Dr. Odumosu.

Memorial Hermann Medical Group Fairfield is located at 27700 Northwest Freeway, Suite 100, Cypress, TX 77433. Practitioners see patients on Monday through Friday from 7 a.m. to 6 p.m. To schedule an appointment, or to find a family medicine physician near you, call 713.222.CARE or go to memorialhermann.org/schedulenow.



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Cypress Texas Tea Party

The next meetings of the Cypress Texas Tea Party will be on:

Saturday, January 13, 2018 NOON - 2:00 PM

- Rick Walker, Candidate for US Representative, Congressional District 2
- Ray Black Jr., Candidate for County Probate Court #2
- Judge Paula Goodhart, Criminal Court at Law #1
- Judge Linda Garcia, Criminal Court at Law #6
- Jesse McClure, Candidate for 182nd District Court
- Katy Boatman, Justice, 1st Court of Appeals District, Place 7
- Erin Lunceford, Candidate for 189th District Court
- Saturday, February 3, 2018 NOON - 2:00 PM
- Judge Alyssa Lemkuil, Candidate for 257th District Court
- Judge Christine Riddle Butts, Harris County Probate Court #4
- Judge Denise Collins, 208th District Court
- Judge Debra Ibarra Mayfield, 190th District Court
- Geric Tipsword, Candidate for 180th District Court
- Judge Analia Wilkerson, County Criminal Court #9
- Lori Botello, Candidate for County Criminal Court #9
- Jessica Padilla, Candidate for Criminal Court at Law #13

The Cypress Texas Tea Party meets every three weeks on Saturday Noon until 2:00 PM at:

Spring Creek BBQ
25831 Northwest Freeway
Cypress, Texas 77429
Map: <http://goo.gl/maps/OoNjY>

A schedule of our meetings and confirmed speakers can be found at our website, www.cypressstexteataparty.org

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 lwikency@chaparralmanagement.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.



SCIENCE FAIR ALERT

PINT-SIZED SCIENTISTS CONDUCT EXPERIMENTS, TURN CLASSROOM INTO LAB AT HOUSTON-AREA PRESCHOOL



WHAT: The Goddard School® located in Houston, TX 77065, the premier preschool focusing on learning through play for children from six weeks to six years old, will hold its annual Science Fair for community families.

The Science Fair is an opportunity for children to work on science experiments to learn about and use scientific methods. It also helps to introduce STEAM learning (science, technology, engineering, arts and mathematics) while fostering collaboration, creativity, communication and critical thinking, all of which are 21st century skills.

The Goddard School provides a well-rounded experience to ensure children become confident, joyful and fully prepared students.

For more information, please visit www.goddardschool.com.

WHEN: Thursday, January 25 from 6 PM – 8PM.

WHERE: The Goddard School
9739 Wortham Boulevard
Houston, TX 77065

CONTACT: Robert Chow, On-site Owner
(281) 949-8827
Houston2tx@goddardschools.com

ABOUT THE GODDARD SCHOOL®

Learning for fun. Learning for life.® The Goddard School celebrates 26 years of using the most current, academically endorsed methods to ensure that children from six weeks to six years old have fun while learning the skills they need for long-term success in school and in life. Talented teachers collaborate with parents to nurture children into respectful, confident and joyful learners. The Goddard School's AdvancED and Middle States-accredited F.L.EX.® Learning Program reaches more than 45,000 students in over 400 Goddard Schools in 35 states. The Goddard School's comprehensive play-based curriculum, developed with early childhood education experts, provides the best childhood preparation for social and academic success. To learn more about The Goddard School, please visit www.goddardschool.com.

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Northwest Harris County Aggie Moms' Club

WWW.NWHCAGGIEMOMS.ORG



Scholarship opportunity for current Aggie students!!! If your permanent address is within our zip code service area, your student can apply for a chance to be awarded a scholarship for the coming school year. Please check our website for the application and details; due date is Feb 6, 2018. Don't delay, since a letter of recommendation is required. Scholarships are awarded at the April meeting.

And don't forget to come check out the Northwest Harris County Aggie Mom's Club!! We meet the second Tuesday of every month (Aug-May), at the Houston Distributing Company, 7100 High Life Drive, Houston, Texas. Socializing starts at 6:30 pm, and the meeting starts at 7:00 pm. We have a lot of fun in our quest to support our Aggie students! Gig 'Em and God Bless!

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INSPIRING HANDS MAKES A HUGE DIFFERENCE IN THE LIVES OF THOSE WITH FINANCIAL AND SPECIAL NEEDS

Holiday Wishes – Sponsor a Child or Family this Holiday Season

Please join Inspiring HANDS as they partner with Houston Children's Charities and Men Who Set Trends of Tomball in fulfilling the wishes of many local children in need this holiday season. They are in need of sponsors and donations to grant the Christmas wishes of children from the age of 1- 18 as well as local families. You may opt to sponsor an individual, single item, or make a cash donation in support of the Inspiring Wishes program and a holiday shopper will help fulfill the list on your behalf. You may view and select from the list of those in need at www.inspiringhands.org/christmas-wishes-17. Donations may be dropped off before December 11th, 2017. Drop-off hours are Monday through Friday from 9am-5pm at 14102 Pine Meadow Ln Tomball, TX 77377, or call 832-953-5354 to arrange for a local pickup.

Each year Inspiring Hands provides scholarships to those with financial and special needs to attend summer camp and equine therapy at centers in Texas that meet the recipient's special abilities. They have provided nearly \$60,000 in scholarships to 76 recipients since May of 2015. Their 2018 partners are Camp Blessing, Camp CAMP, Camp Summit, SIRE, JoyRide & Panther Creek Inspirational Ranch. If non-profit camps or centers in Texas wish to become partners for the 2018 season please visit their website at www.inspiringhands.org for further information.

Funding for Inspiring Hands Scholarships comes from general donations and their annual Come Together event. This year they held their 3rd annual event for IH Scholarships on Friday, October 27th at Sterling Country Club in Houston, TX. It was a huge success and they raised \$65,000. Without the support of the community, event attendees, donors, and sponsors this would not have been possible. A special thank you to the event platinum sponsor: Challenger Drilling; gold sponsor: Kauffman & Co.; silver sponsors: Allegiance Bank, CDI Safety Services, Crestmark Construction, Lionel Garza, Platinum Pools and raffle sponsor: Ditch Witch of Houston.

Applying for a Scholarship

Applications are accepted November 1st through March 15th of each year. Recipients are considered by the Selection Committee on a case-by-case basis. Although camps and centers may be throughout Texas, applicants must reside in Harris, Montgomery, Liberty, Chambers, Galveston, Brazoria, Fort Bend or Waller County, Texas. Final recipients are chosen by the Selection Committee and awarded by May 1st of each year. Applications are available online at www.inspiringhands.org/scholarships

The 2018 Selection Committee consists of: Heather Cook, Assistant City Attorney for the City of Houston; Tom Fulton, President of InterMoor and John Kauffman, president of Kauffman Company.

Founded in 2014, Inspiring HANDS, Inc is a charitable non-profit organization that extends a hand directly to improve the lives of others in need and motivates partnerships within the community to do the same. We are operated solely by volunteers and fully funded by donations. Your participation is vital to the success of our programs. 100% of the proceeds remain in the community to provide direct help to individuals with immediate and special needs. Through our 501(c) 3 status all donations are tax deductible. Tax ID No. 47-2675433. For more information visit us at www.inspiringhands.org

Watch our video on:

<https://www.youtube.com/watch?v=0R3lAU9xW-E>

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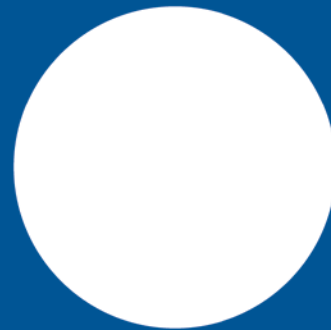
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