



March 2018

Official HOA Newsletter for Lakeshore

Volume 4, Issue 3

THANK YOU LAKESHORE FOR THE MARDI GRAS PARTY!!!



THE LAKESHORE REPORT

IMPORTANT NUMBERS

LAKESHORE COMMUNITY ASSOCIATION BOARD OF DIRECTORS CREST MANAGEMENT CO.

Community Manager

..... Liz.Trapolino@crest-management.com
..... 281-579-0761

Clubhouse Manager

..... lakeshore-ca@sbcglobal.net
..... 281-458-3345

EMERGENCY INFORMATION FIRE, MEDICAL OR LIFE THREATENING

Emergency

..... 9-1-1
Constable Dispatch 281-376-3472
Humble ISD Police (Schools) 281-641-7900
Harris County Animal Control 281-999-3191
Texas Poison Control Center 800-222-1222

UTILITIES

Electric, (multiple providers) www.powertochoose.org
Power Outages 713-207-7777
Street Light Outages 713-207-2222
U.S. Water Utility Group 832-756-2143
Gas, Centerpoint Energy 713-659-2111

SCHOOLS

..... 281-641-1000
..... www.humble.k12.tx.us
Lakeshore Elementary 281-641-3500
Woodcreek Middle School 281-641-5200
Summer Creek High School 281-641-5400

NEWSLETTER PUBLISHER

Peel, Inc 888-687-6444
Article Submission lakeshore-ca@sbcglobal.net
Advertising advertising@peelinc.com

COMMITTEE INFORMATION

Community Watch

James Furr jfurr40@yahoo.com

Garage Sales

Lakeshore Clubhouse: lakeshore-ca@sbcglobal.net

Landscape Committee

Rex Spikes: rexspikes@sbcglobal.net

Pool Committee

Rex Spikes: rexspikes@sbcglobal.net

Social Committee

Elna Ermel: ronelna@comcast.net
To volunteer, please email lakeshore-ca@sbcglobal.net

Lakeshore

Easter Egg Hunt

Saturday, March 10

3 - 5 PM

Lakeshore Clubhouse

0 - 3 yrs approx. 3:30 PM
4 - 8 yrs at approx. 4:00 PM
8 and above plus late arrivals approx. 4:30 PM

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NEWS FROM THE LAKESHORE HOA

RP-2018-27792
01/23/2018 RP1 \$24.00

LAKESHORE COMMUNITY ASSOCIATION, INC. FINE POLICY

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Notice
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WHEREAS, the Lakeshore Community Association, Inc. (the "Association"), a Texas non-profit corporation, which is governed by its Board of Directors (the "Board"), is the governing entity of the Subdivisions and authorized to enact this Policy; and (2) 10R
(2) 1 EE

WHEREAS, this Policy applies to the operation and utilization of property within the subdivision in Harris County, Texas as follows:

WHEREAS, the Subdivision is governed by the Declaration of Covenants, Conditions and Restrictions, recorded in the Real Property Records of Harris County, Texas, under Clerk's File Number 20070032270, along with any amendments or supplements thereto (the "Declaration"); and

WHEREAS, the Declaration empowers the Board of Directors to adopt rules and regulations, and to establish fines, levies and enforcement provisions as deemed necessary; and

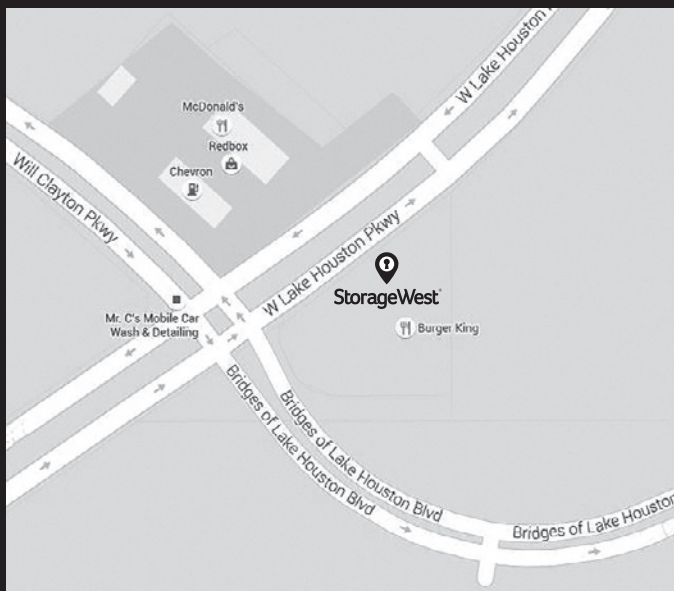
WHEREAS, Section 209.006 of Chapter 209 of the Texas Property Code (the "Code") defines notice requirements before enforcement actions; and

NOW THEREFORE be it resolved that the Lakeshore Community Association, Inc., acting through its Board of Directors, hereby adopts the following Fine Policy:

- 1) On becoming aware of a violation of the governing documents, the first notice to the Homeowner/Resident shall be a reminder letter asking the Homeowner/Resident to take appropriate steps to comply with the referenced violation of the governing documents.
- 2) Should a second letter be necessary, such shall be sent by certified mail, to the Homeowner/Resident
 - a) describing the violation or property damage that is the basis for the suspension action, charge, or fine and state any amount due the Association from the Homeowner/Resident; and
 - b) informing the Homeowner/Resident that he or she is allowed a reasonable period by a specified date to cure the violation and avoid the fine or suspension proposed (provided, however, if the Homeowner/Resident was given notice and a reasonable opportunity to cure a similar violation within the preceding six (6) month period, the fine may be levied immediately without giving the Homeowner/Resident a reasonable time within which to cure the violation); and
 - c) Informing the Homeowner/Resident that not later than the thirtieth (30th) day after the date of the notice, (or late date provided by §209.006(b)(2)(B) of the Code or successor statute), the Homeowner/Resident may request a hearing before the Board of Directors to contest the fine; and
 - d) Informing the Homeowner/Resident that they may have special rights or relief related to the enforcement action under federal law, including the Servicemembers Civil Relief Act

(Continued on Page 5)

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NEWS FROM THE LAKESHORE HOA

(Continued from Page 3)

(50 U.S.C. app. Section 501 et seq.), if the Homeowner/Resident is serving on active military duty.

- e) If the request for an opportunity to be heard is received by the Association from the Homeowner/Resident within thirty (30) days from the date of the written notice, a hearing shall be scheduled before the Board. Such hearing shall take place within thirty (30) days at the date and time set by the Board. The Homeowner/Resident shall be notified of the date, time, and place of the hearing not later than the tenth (10th) day before the date of the hearing. The Board or the Homeowner/Resident may request a postponement, and, if requested a postponement shall be granted for a period of not more than then (10) days.
- 3) After an affirmative decision by the Board in the event a hearing was held, or after the expiration of the written notice, the Association may levy and collect reasonable and uniformly applied fines and penalties from the Member or Related User, as set forth below in the Schedule of Fines.
- 4) The notice of violation need not provide a reasonable period to cure the violation if the violation poses a threat to public health or safety or is not of a curable nature. (For example: Access to construction site via HOA property without prior, written approval) In addition, the initial violation letter provided in paragraph 1 need not be provided in such circumstances.
- 5) The notice provisions of paragraph 2 do not apply if the Association is seeking a temporary restraining order or temporary injunctive relief, or if the Homeowner/Resident has been previously given the notice described herein for the same violation within the six month prior to the current violation.

SCHEDULE OF FINE ASSESSMENTS FOR VIOLATIONS OF THE DEDICATORY INSTRUMENTS

<u>VIOLATION</u>	<u>Correction/ Grace Period</u>	<u>ASSESSMENT</u>
Trash	2 days	\$25 - First fining violation \$50 - Second fining violation \$100 - Third fining violation
Parking Violations	5 days	
Lot Maintenance	20 days	
General Architectural and Maintenance of Improvements	30 days	
Exterior Home Maintenance	30 days	
Other Violations	30 days	\$100 per fining violation
Construction prior to ACC approval	30 days	
Access to construction site via HOA property without prior, written HOA approval	7 days	\$250 per violation plus repair/replacement costs

(Continued on Page 6)

NEWS FROM THE LAKESHORE HOA

(Continued from Page 5)

Violation category examples include, but are not limited to, the following:

Trash: Any refuse or recycling container left out prior to 5 pm the day prior to scheduled pick up days and any refuse and recycling containers viewable from any street from any angle on non-scheduled pick up days

Parking Violations: Boats, trailers or RVs parked on driveway or plugged into utilities; inoperable vehicles

Lot Maintenance: Landscaping and yard maintenance; driveway and sidewalk cleaning and repair; weed control

General Architectural and Maintenance of Improvements: Sheds; pools; swing sets, playhouses & trampolines; room additions; signs; fence modifications or staining

Exterior Home Maintenance: Mold and mildew; exterior painting; screens, gutters or home exterior in disrepair; flags in distressed condition; basketball goals inappropriately placed or in disrepair; fence condition

The Lakeshore Community Association, Inc., through its Board of Directors, is hereby authorized to impose lesser fines, no fine at all, or impose fines for other violations of the Declaration and Rules and Regulations of the Association as determined by the Board of Directors in its sole and absolute discretion as circumstances warrant.

CERTIFICATION

"I, the undersigned, being the President of the Community Association, Inc., hereby certify that the foregoing Policy was adopted by at least a majority of the Association Board of Directors."

By: [Signature], President

Print name: Paul Schneider

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ACKNOWLEDGEMENT

STATE OF TEXAS

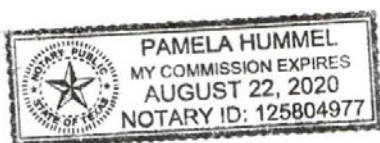
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COUNTY OF HARRIS

§

BEFORE ME, the undersigned authority, on this day personally appeared Paul Schneider, President of the Community Association, Inc., and known by me to be the person whose name is subscribed to the foregoing document and, being by me first duly sworn, declared that he is the person who signed the foregoing document in his representative capacity and that the statements contained therein are true and correct.

Given under my hand and seal of office this the 18th day of January, 2018.



Pamela Hummel
Notary Public, State of Texas

PILLBUGS

Pillbugs, or roly-polys, are crustaceans, more closely related to crayfish and shrimp than insects. Crustaceans usually live in aquatic environments, but pillbugs are terrestrial. Even though they live on land, they still require moist environments for survival. Pillbugs do not bite, sting, transmit diseases, or cause physical damage to the home or its contents.

Pillbugs are 1/4- 1/2" with dark grey coloring. Their oval bodies are convex above and either flat or concave underneath. Pillbugs have seven pairs of legs and two pairs of antennae and roll up into a ball when disturbed.

Pillbugs are scavengers, feeding mainly on decaying organic matter. They may occasionally feed on young, tender plants, but damage is typically not significant. They can be found under mulch, leaf litter, flower pots, compost, stones or other items resting on the ground.

Pillbugs may invade crawl spaces and homes at ground level with common points of entry being door thresholds and expansion joints. When these pests are seen indoors, there is usually a large population breeding outside of the home near the foundation. Since pillbugs require moisture, they do not survive indoors for more than a few days unless there are very moist or damp conditions.

To manage infestations inside the home, rely on sanitation and exclusion techniques. Repair or replace door thresholds and seal

expansion joints where pillbugs may be entering the structure. Pesticides are not usually needed indoors to manage these occasional invaders. They soon die on their own from lack of moisture and can be swept up using a broom and dustpan or a vacuum.

Outdoors, move any piles of debris away from the foundation of the home. If there are high numbers in and around landscape beds, turn the mulch to allow it dry out which makes the area uninhabitable. Any leaky faucets or irrigation lines as well as leaking air conditioning units should be repaired to eliminate moisture buildup. You may choose a pesticide to treat mulched areas or other areas that are harboring large pillbug populations. Look for products labeled for pillbugs, sowbugs, or isopods.

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

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THE HEART GALLERY OF TEXAS

Meet Chasity, 11, she is waiting for a forever family. Chasity is a sweet and kind young girl. She is somewhat shy but likes being around others. She is very comfortable around those who are caring and affectionate toward her. She is very polite and will use 'please', 'thank you', and 'sorry'. Chasity greatly enjoys being outdoors, and she especially likes going to the water park. She loves coloring and showing off her work. Chasity has development, emotional, and learning disabilities and receives special education services. She loves praise and likes to let everyone around know when she is able to accomplish a task. She is working on becoming more independent and pushes towards doing things on her own.

The Heart Gallery of Central Texas, a program of Partnerships for Children, features portraits of Central Texas children in the foster care system who are available for adoption. Working together, our community raises awareness around adoption, foster care and permanency.

heartgallerytexas.com



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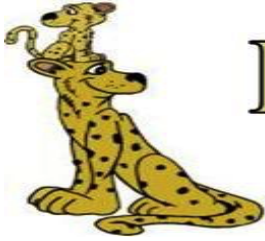
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Lakeshore Elementary PTO

13333 BREAKWATER PATH DRIVE, HOUSTON, TX 77044

PHONE: 281-641-3500

FAX: 281-641-3517

SPRINGTIME IS HERE! The weather is awesome and spring is in the air. So it must be Carnival time. We are still taking donations for our silent auction. Nothing is too small. Donations can be in the form of gift cards, merchandise and/or vouchers. Your marketing materials will be placed along with your donation as advertising to all carnival attendees. Also if you have High School students that need volunteer hours, contact us. They can help set up and work the carnival, lunch included! See you there. MARCH 24!

UPCOMING EVENTS

March 1st-Which Wich Spirit Night
March 5th-First PTO Meeting of 2018!
March 12th-16th-Spring Break
March 15th-Papa John's Pizza Spirit Night
March 24th-Spring Carnival, Noon-4pm
April 20th-5th Grade Manners Banquet
May 18th-Sock Hop

Please follow us on Facebook and Twitter for the most up to date news: www.facebook.com/LSEPTO and [@LSE_PTO](https://twitter.com/LSE_PTO)

You can also contact the Executive Board directly:

President: Shanavia Portis - lakeshore.ptopresident@gmail.com

1st Vice President: Heather Shanks - heather.shanks@gmail.com

2nd Vice President: Shannon Sorenson -

drewbiesmom04@yahoo.com

Special Events Volunteer Director: Nikki Brown-

nikkinbrown@gmail.com

Spirit Shop Coordinators: Michelle Mills -

millsmichelle84@yahoo.com and Luci Zaragoza -

lucina.zaragoza@humbleisd.net

Special Events Coordinator: Maevelynn Edwards- maevelynn.edwards@gmail.com

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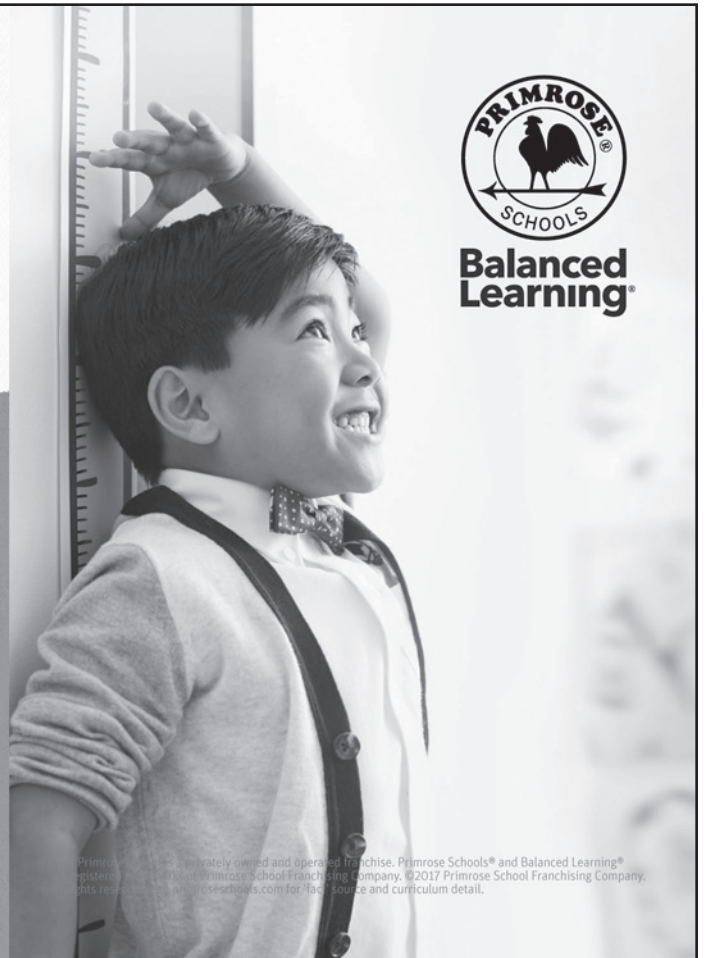
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NEWS RELEASE

JUDGE EMMETT STATEMENT ON PASSAGE OF CONGRESSIONAL DISASTER RELIEF FUNDING

Harris County Judge Ed Emmett's statement on Congressional passage of a budget agreement containing funding for local disaster relief and flood mitigation projects:

"I am relieved and grateful that Congress has finally acted on our many requests to assist Harris County and Texas in rebuilding from one of the worst weather catastrophes in American history," said Harris County Judge Ed Emmett. "Unfortunately, recovery is a long, ongoing process, and I hope that the funds approved by Congress can be made available quickly.

"And now that Congress has acted, we move on to the next stages, which is to request action from the State of Texas on our joint city-county request for at least \$200 million in aid to shore up our damaged flooding infrastructure. With that in hand, the county can finally move forward in funding its own mitigation and buy-back programs."



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Aside from cooking, however, everyone knows that an open box of baking soda in the fridge will absorb strong odors. But did you also know that baking soda in the bath water can relieve itchy skin caused by bug bites or poison ivy? And that pouring a cup of baking soda followed by a cup of hot vinegar down a stopped-up drain will unclog it? Baking soda also can be used to polish tarnished silver, remove rust stains, extinguish a grease fire, freshen toothbrushes and clean dishwashers and coffee makers. Add it to kitty litter and the laundry to help freshen and deodorize. Sprinkle baking soda on a wet sponge to scrub residue off a cast-iron skillet. Or use it on sidewalk and driveway cracks as a non-toxic weed killer. A dusting of it around pet food bowls will keep ants away too.

A couple of cautions about baking soda, though: Its magic powers fade with time, so check the expiration date on the box. Most important, don't mix it with other cleaning products. The chemical reaction could be toxic.



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Take a day trip to the Kemah Boardwalk - The Kemah Boardwalk is home to fabulous waterfront restaurants, amusements, charming retail stores, festivals and seaside shows every day.

Indulge in the Museum of Fine Arts, Houston - Museum members receive free general admission every day, and Family-level memberships include the children in the household. Children 12 and younger are always admitted free, and on weekends all children receive free general admission when they show their card from any Texas public library.

Buffalo Bayou Park - If your family has been itching to get out and enjoy the beautiful Houston air, you'll want to head to Buffalo Bayou Park during spring break. Some highlights include bike and paddle craft rental, walking tour, a food truck round-up, and kayaking.



Tracy Montgomery
Cell: 713.825.5905

Sandy Brabham
Cell: 713.503.8110

Lisa Hughes
Cell: 281.323.5894

Melissa Nelson
Cell: 832.527.4989

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