



# Steeplechase

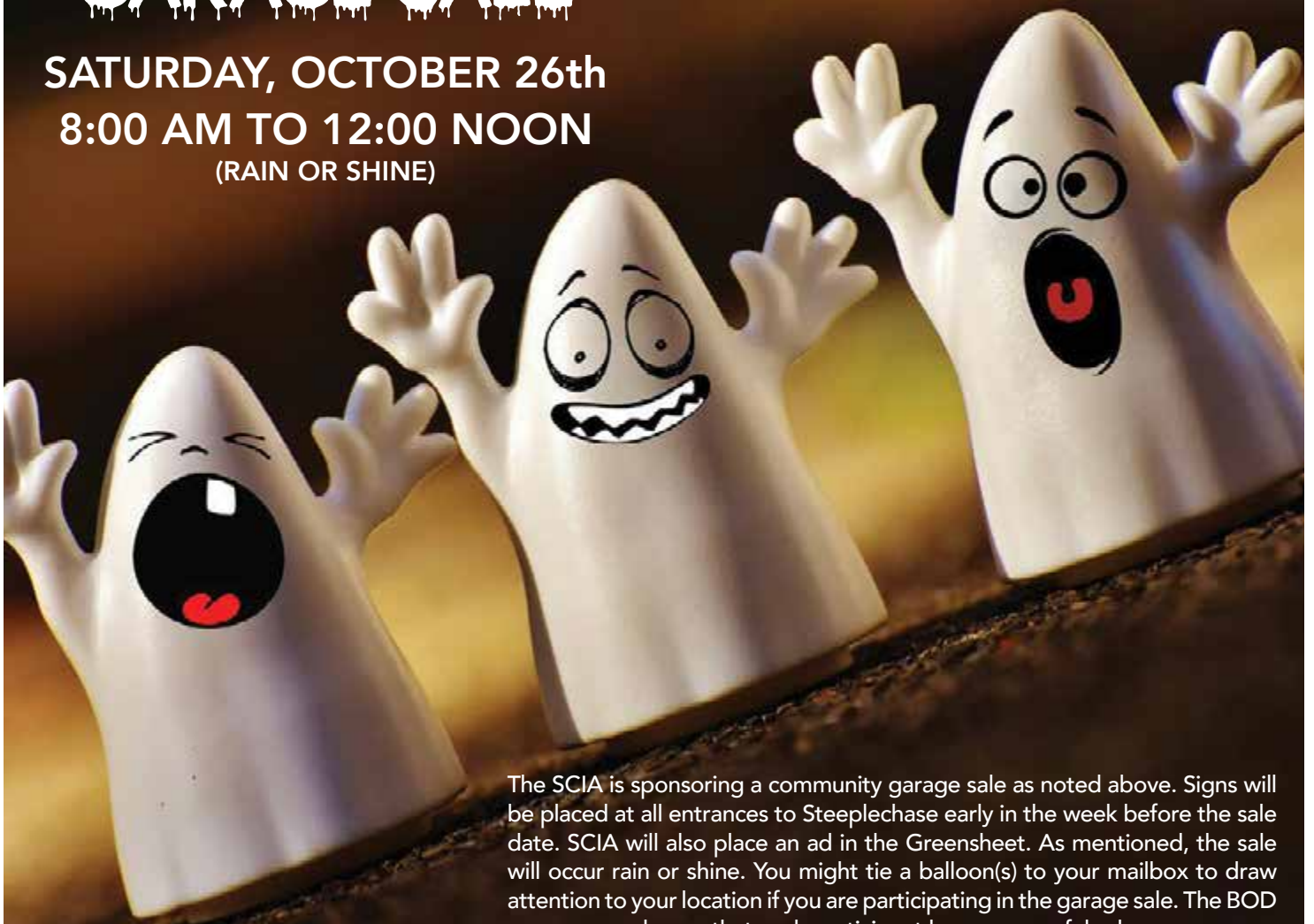
NEWSLETTER



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

## STEEPLECHASE COMMUNITY GARAGE SALE

SATURDAY, OCTOBER 26th  
8:00 AM TO 12:00 NOON  
(RAIN OR SHINE)



The SCIA is sponsoring a community garage sale as noted above. Signs will be placed at all entrances to Steeplechase early in the week before the sale date. SCIA will also place an ad in the Greensheet. As mentioned, the sale will occur rain or shine. You might tie a balloon(s) to your mailbox to draw attention to your location if you are participating in the garage sale. The BOD hopes that each participant has a successful sale.

# STEEPLECHASE

## IMPORTANT TELEPHONE NUMBERS



Emergency.....	911
Sheriff's Dept (Non emergency) .....	713.221.6000 Option 6
Cy-Fair Fire Dept .....	911
Cy-Fair Hospital.....	281.890.4285
Animal Control .....	281.999.3191
Center Point (Street light out) .....	713.207.2222
<a href="http://cnp.centerpointenergy.com/outage">http://cnp.centerpointenergy.com/outage</a>	
Library.....	281.890.2665
Post Office.....	713.983.9682
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.....	<a href="mailto:hcmud168board@gmail.com">hcmud168board@gmail.com</a>
Water/Sewer .....	832.467.1599

### NEWSLETTER PUBLISHER

Peel, Inc. (Advertising)..... [kelly@PEELinc.com](mailto:kelly@PEELinc.com), 888.687.6444  
Article Submission ..... [voverbeck@chaparralmanagement.com](mailto:voverbeck@chaparralmanagement.com)

## STEEPLECHASE CONTACTS

### Community Maintenance Concerns / Deed Restriction Issues / Architectural Control / Safety

Chaparral Management Company.....281.586.1700

### Clubhouse Rentals

Private Parties and Community Events  
(Jinnie Kelley) .....832.922.8030

### Pool Company/Private Pool Parties

Aquatic Management of Houston.....281.446.5003  
[www.houston-pmg.com](http://www.houston-pmg.com)

### Email Contacts

**[board@steeplechasecia.com](mailto:board@steeplechasecia.com)**

(Simultaneously sends an unedited message to the Community Manager and each SCIA BOD member.)

**[pool@steeplechasecia.com](mailto:pool@steeplechasecia.com)**

(Simultaneously sends an unedited message to the Community Manager, the Pool Management Company and each SCIA BOD member about pool issues, problems, concerns, suggestions etc...)

**[drv@steeplechasecia.com](mailto:drv@steeplechasecia.com)**

(Simultaneously sends an unedited message to the Community Manager, the Community Inspector and each SCIA BOD member about deed restriction violations or issues.)

**[safety@steeplechasecia.com](mailto:safety@steeplechasecia.com)**

(Simultaneously sends an unedited message to the Community Manager, the Safety Coordinator and select SCIA BOD members.)

## 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](http://www.steeplechasecia.com)  
or by phone 281.586.1700

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## Harris County M.U.D. No. 168 Recycling day is Wednesday



YES,  
you can recycle it!



### PAPER: DRY & CLEAN, LOOSE

Newspaper & inserts  
Magazines & catalogs  
Junk mail, envelopes, file folders  
Office white, colored and computer paper  
Corrugated cardboard boxes  
Cereal & gift boxes, etc (that tear brown or grey)  
Paper bags & phone books  
Wrapping paper  
Milk cartons  
Juice cartons  
Wax coated boxes

### CONTAINERS: EMPTY & CLEAN, LOOSE

Glass - clear and colored  
Aluminum cans  
Aluminum foil  
Aluminum foil plates/ serving containers  
Plastic bottles, jars, tubs and buckets  
(such as soda, water, milk, juice, liquor, shampoo,  
detergent, condiments, salad dressing, yogurt,  
margarine, pet food, etc)  
Plastic grocery bags  
Styrofoam containers/ packaging  
Metal food cans (tin & steel)  
Metal food can lids  
Metal pots and pans



281.313-2578

## 2020 SCIA Budget, Projects, & Assessment Rate

The Board approved 2020 operating expense budget is up about 11% from the 2019 budget. This increase is driven by the addition of a SCIA funded Sheriff's Deputy and several one-time landscaping projects. Refurbishment, upgrade, replacement and addition of Association assets will continue in 2020. Capital expenditures are budgeted at \$257,500 up from the projected year end 2019 expenditure of approximately \$147,000.

Three major projects were completed in 2019.

- Installation of the LED Message Board in front of the clubhouse and removal of the dated manual marquee.
- Resurfacing of the pea gravel sidewalks around the clubhouse with some drainage improvements
- New landscaping on the Steepleway Blvd median from the Jones Road entrance to the clubhouse

Board communication efforts will promote registration on the SCIA website, include increased newsletter articles including a "how to ..." series and e-blasts and encourage residents to use specific email addresses to address issues.

Projects budgeted for 2020 include the following:

- Repurposing the abandoned tennis courts 5 & 6
- Establishing a picnic/bbq/play area in the treed area between courts 3 & 4 and the aforementioned courts 5 & 6
- Replacement of clubhouse flooring and other interior renovation work
- One time landscaping projects (clubhouse west lot perimeter, clubhouse flagpole area and various sections along the greenbelt)

The 2020 Assessment rate is \$582, an increase of \$12 from the 2019 rate. The BOD continues on a "pay-as-you-go" basis for routine operating expenses (security, common area landscaping and irrigation, streetlights, tree pruning in Association maintained areas, Bayou Trail maintenance, deed restriction enforcement, etc.), and maintenance and improvement of Steeplechase Association amenities and assets.

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

Every resident is encouraged to attend at least one or two BOD meetings to ask questions, raise issues, provide feedback, volunteer, etc. Participate to make your voice heard. If you can't attend members you can address the BOD directly by sending an email to [board@steeplechasecia.com](mailto:board@steeplechasecia.com).

Finally, for current information about Steeplechase, visit [steeplechasecia.com](http://steeplechasecia.com). If you are not registered for the website, please do so. Once registered you will have access to Association information and details at any time convenient to you 24-7-365. Additionally, you will automatically receive important information through e-blasts throughout the year.

## Discussion Meeting with the Bod 2019 Reserve Study Update

Date: Saturday, October 12th

Time: 11:00 am to 1:00 pm

Location: Steeplechase Clubhouse

Questions can be submitted to

Chaparral Management

no later than Friday, October 4th

The SCIA BOD will hold a discussion meeting about the 2019 Update to the Reserve Study. All interested residents are invited to attend.

A presentation will be made about the following.

- Results of the update
- Implications of the update
- Uses of the Reserve Study
- Future Association Asset Additions

## Greenbelt Improved Landscaping

The Association is going to upgrade the landscaping along the greenbelt in specific sections to include Roan Drive to Yearling; Yearling to the Bayou; Saddlebough to Paddock Way; and Churchill Way to the iron fence at the clubhouse. This fall all cedars in these sections will be removed. The remaining trees will be pruned as needed. Also, trees hanging over the wooden fence will be trimmed. Next spring, new trees, shrubs, etc. will be planted to give these areas a new look and some color.

Landscaping in three of the remaining sections (Steeplechase entrance to Roan Drive; the Bayou to Saddlebough and Gold Cup to Churchill) will be improved as part of MUD 168's plans to renovate Roan and Saddlebough Parks, and to construct the Churchill Park and Trail on the greenbelt section from Gold Cup to Churchill. The final section from Emmott Elementary to Gold Cup will stay as is.



## Taking Care of "Business"

MUTT MITT stations are installed at various points along the Walking Trail so that dog walkers can pick up, clean up after their dog has done their "business". If you are dog walker, please use the MUTT MITTs as needed and deposit it in one of the trash cans located along the trail. Thanks for your help in keeping the trail clean and enjoyable for all.

There are no MUTT MITT stations along the greenbelt so your thoughtfulness is really appreciated. If your dog has to do its "business" anywhere on the greenbelt, please pick it up (grocery plastic bags can be used as a substitute MUTT MITT) and deposit it in one of the trash cans along the greenbelt or take it home and dispose of it. This is particularly true if the "business" is on the greenbelt sidewalk or anywhere around the clubhouse or around the parks. Remember kids play there.

There is one other concern about dogs and cats not on a leash. Remember that not everybody knows that your dog

is "friendly", "never bites", etc. and may be intimidated by a barking, leaping, running towards them dog, especially if the dog is bigger. Also, **Harris County** does have a leash law. So, Animal Control could be contacted and possibly catch your dog or cat and hold it for ransom at the pound.

Harris County Animal Control states that "all dogs and cats must be kept under restraint while in the unincorporated areas of Harris County, Texas."



So, **Steeplechase asks everybody to keep their dog or cat on a leash while walking** or at a minimum put the dog or cat on a leash as you approach another person or animal as sometimes unexpected things happen and can result in a bad situation for all involved.

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## Streetlight Not Working Properly? Report It.

If you notice a streetlight is out, going on and off or flickering, report it. Make a note of the pole number. Go to [www.centerpointelectric.com](http://www.centerpointelectric.com) and fill out a streetlight repair request. Street lighting helps improve security.



## New Contact Email Established [drv@steeplechasecia.com](mailto:drv@steeplechasecia.com)



A new email address, [drv@steeplechasecia.com](mailto:drv@steeplechasecia.com) has been established. Why? This is in response to continued residents' concerns over lax or poor deed restriction enforcement.

This email will go direct to Valerie Overbeck, the Chaparral Community Manager, the Chaparral Steeplechase inspector and each SCIA BOD member. The inspector can then check the specific property reported during the next routine inspection trip.

If you prefer to report such issues to Chaparral, please contact Valerie at 281-537-0957 Ext 16.

## This is Your Park, Keep it Clean



There have been some issues with trash at Steeplechase parks. Park usage is a good thing; however, left behind trash, trash on the ground and overflowing trash cans are not good things.

If you are at a park, walking or driving by and notice such an issue, please report it by sending an email to [drv@steeplechasecia.com](mailto:drv@steeplechasecia.com) or calling Chaparral Management. Of course, if it's a simple problem such as picking up a few pieces of trash and putting them into the trash can, perhaps you yourself could do this.

Remember. **THIS IS YOUR PARK KEEP IT CLEAN**

## Homes Along the Walking Trail



Steeplechase residents that line the walking trail should note that Chaparral Management inspects for deed restriction violations visible from the trail as this is a public walking area.

This inspection is the same as those along Eldridge Parkway or Steepleway Blvd. where homes back up to the greenbelt area or a public street.

The inspection looks for visible violations such as leaning or damaged fencing, yard trash tossed over the property fence onto common areas.

Thanks for your help in doing your part to keep Steeplechase nicely maintained and looking good.

# STEEPLECHASE

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**WHEN: SATURDAY, DECEMBER 7TH**

**TIME: 6:00-8:00PM**

**WHERE: SADDLEBOUGH PARK**

**WHAT: SANTA'S VISIT TOGETHER WITH A SPECIAL GUEST**

**MORE INFORMATION IN SCIA'S NOVEMBER NEWSLETTER**