



Steeplechase

NEWSLETTER



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



MAY YOUR DAY BE AS WONDERFUL AS YOU ARE

IMPORTANT PHONE 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
http://cnp.centerpointenergy.com/outage	
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.....	hcmud168board@gmail.com
Water/Sewer	832.467.1599

NEWSLETTER PUBLISHER

Peel, Inc. (Advertising).... advertising@peelinc.com, 888.687.6444
 Article Submissionvoverbeck@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

Email Contacts

board@steeplechasecia.com

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

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

(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

(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 or by phone 281.586.1700

Steeplechase Security Contact Information

Please follow the Steeplechase Safety & Security page on Facebook for helpful tips about personal, home, and neighborhood safety, along with important neighborhood news and information. This page is managed by Steeplechase's Security Coordinator, who works directly with HCSO and our local deputies.

<https://www.facebook.com/Steeplechase-Safety-Security-181933781906989/>

Please reach out to our Security Coordinator with information or questions by direct message through this page or by emailing safety@steeplechasecia.com.

REMEMBER: If you see someone or something suspicious or strange, call 713-221-6000 Option 6 to report it. If you witness a crime or emergency, call 911.

As the deputies say, if it isn't reported, it didn't happen.

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 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

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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

Clubhouse & Pool Community Center Closed: July 27 Until August 28

The Clubhouse and the Pool Community Center (PCC) will be closed as noted above for renovation. These facilities will not be available for rental or use for any meetings.

Access to, and use of the pools and the tennis courts are not affected. The only bathrooms accessible are those located at the main pool.

Court 5 & 6 Redevelopment Project Rescheduled

Earlier this year, the BOD developed an extensive description of the subject project and sent it out for bid to several general contractors. Most of the contractors declined to bid as the specifications were not well defined. One preliminary bid was received with a quoted cost well in excess of the budget amount. After review, the BOD decided that the project will need to be phased and implemented over a couple of years.

The BOD further decided to develop a engineered design and specification that is to be completed prior to SCIA 2021 budget development.

As such, the Court 5 & 6 Redevelopment Project work is cancelled. No work will be performed in the project areas in 2020.

Newsletter Reader Survey Chance To Win \$75 Gift Card

Please answer the following four questions for a chance to win a Visa \$75 gift card. The fifth question is optional but the Social Committee request your input. There will be four winners randomly drawn from all submissions. All information must be provided and all questions must be answered to be entered into the drawing.

Name:

Address (*one entry per address please*):

E-Mail Address:

Want the monthly Steeplechase Newsletter?

Circle YES NO

Read the articles in the Newsletter?

Circle ALL MOST FEW NONE

Look at the ads in the Newsletter?

Circle ALL SOME NONE

Newsletter should be published:

Circle MONTHLY QUARTERLY NOT AT ALL

What are your comments and suggestions about the Steeplechase Newsletter?

Hand deliver, mail, fax, scan & email the completed survey to CMC Attn: Valerie Overbeck or go online and complete the survey at xxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxx. Entries must be received by close of business at CMC on Friday, May 29th.

Good luck and thanks for your input on this topic.

Deadline May 29th at CMC close of business

STEEPLECHASE

2020 TEXAS VOTING

DUE TO THE COVID-19 PANDEMIC, THE MAY RUNOFF ELECTION HAS BEEN RESCHEDULED TO TUESDAY, JULY 14TH. FOR MORE INFORMATION AND LATEST DETAILS, LOG ON TO [HTTPS://WWW.HARRISVOTES.COM](https://www.harrisvotes.com)

IT'S YOUR RIGHT AND YOUR DUTY AS A RESIDENT OF THE GREAT STATE OF TEXAS TO VOTE.

Now that the primary is over, there are two more election dates to put on your calendar.

- May 26, 2020 Primary Election Runoffs if NO candidate receives a majority of votes for a specific office
 - November 3, 2020 National, State and Local Offices are on the ballot. There could be additional ballot issues such as State Constitutional Amendments.
- See below for more detail.

TUESDAY, MAY 26, 2020 PRIMARY RUNOFF ELECTION

Last Day to Register to Vote - Monday, April 27, 2020

First Day of Early Voting - Monday, May 18, 2020

Last Day of Early Voting - Friday, May 22, 2020

Last Day to Receive Ballot by Mail

Tuesday, May 26, 2020 (Election Day) at 7:00 p.m. if carrier envelope is not postmarked, OR Wednesday, May 27, 2020 (next business day after Election Day) at 5:00 p.m. if carrier envelope is postmarked by 7:00 p.m. at the location of the election on Election Day (unless overseas or military voter deadlines apply)

TUESDAY, NOVEMBER 3, 2020 UNIFORM ELECTION DATE

Last Day to Register to Vote
Monday, October 5, 2020

First Day of Early Voting by Personal Appearance
Monday, October 19, 2020

Last Day of Early Voting by Personal Appearance
Friday, October 30, 2020

Last day to Receive Ballot by Mail

Tuesday, November 3, 2020 (Election Day) at 7:00 p.m. if carrier envelope is not postmarked, OR Wednesday, November 4, 2020 (next business day after Election Day) at 5:00 p.m. if carrier envelope is postmarked by 7:00 p.m. at the location of the election on Election Day (unless overseas or military voter deadlines apply)

Hurricane Season Is Here Are you ready?

Plan ahead for a hurricane to minimize loss and injury. The list below was taken from Harris County Office of Homeland Security & Emergency Management. The time to plan and prepare is now, not when the hurricane forms in the Gulf.

Before the Storm

General Preparedness through the Season

- Keep your vehicle gas tank above ½ full through the season.
- Test run generators monthly with a load to insure proper working order.
- Consider the purchase of flood insurance, even if outside of a floodplain.
- Have cash on hand in small denominations for year-round preparedness.
- Maintain portable battery powered AM radio.
- Contact 2-1-1 to register if you need transportation assistance to evacuate.

Home Preparedness

- Board up your windows or close storm shutters.
 - Trim the trees and shrubs around your home.
 - Cleared loose and clogged downspouts and rain gutters.
 - Perform an inventory of home contents (electronics, jewelry, appliances, clothing, etc.) and store in safe place.
 - Take detailed photos(s)/videos(s) of home property and contents (internal and external) and store in safe place.
 - Secure or remove all items outside your home (grill, hanging plants, potted plants, etc.).
 - Tie down small or young trees to prevent uprooting.
 - Store all important documents (insurance papers, etc.) in a waterproof container and in a secure location.
 - Prepare your evacuation kit using the pertinent items in the attached Emergency Essentials Kit checklist.
 - Turn off propane tanks.
 - Fill the bathtub and other large containers with water for sanitary purposes (cleaning, flushing toilets, etc.)
- Visit www.hcoem.org for additional information on Hurricane Preparedness.



STEEPLECHASE

HARRIS COUNTY SHERIFF'S DEPARTMENT DISTRICT V VACATION WATCH

PLEASE PRINT OR TYPE ALL INFORMATION

SUBDIVISION: _____ ADDRESS: _____

NAME: _____ TELEPHONE: _____

DATE LEAVING: _____ AM / PM DATE RETURNING: _____ AM / PM

VEHICLES:

COLOR	YEAR	MAKE / MODEL	LICENSE #	DRIVEWAY / GARAGE
		/		<input type="checkbox"/> / <input type="checkbox"/>
		/		<input type="checkbox"/> / <input type="checkbox"/>
		/		<input type="checkbox"/> / <input type="checkbox"/>

LIGHTS LEFT ON YES / NO TIMER ON LIGHTS YES / NO

IF YES, WHAT ROOM LOCATIONS:

ALARM: YES / NO PETS: YES / NO TYPE:

WHERE: INSIDE OUTSIDE GARAGE

EMERGENCY CONTACTS: (Include phone #'s and at least one key holder with alarm codes if alarm is set)

NAME	PHONE #	KEY HOLDER	ALARM CODES
		<input type="checkbox"/> Y / <input type="checkbox"/> N	<input type="checkbox"/> Y / <input type="checkbox"/> N
		<input type="checkbox"/> Y / <input type="checkbox"/> N	<input type="checkbox"/> Y / <input type="checkbox"/> N
		<input type="checkbox"/> Y / <input type="checkbox"/> N	<input type="checkbox"/> Y / <input type="checkbox"/> N
		<input type="checkbox"/> Y / <input type="checkbox"/> N	<input type="checkbox"/> Y / <input type="checkbox"/> N

ADDITIONAL COMMENTS

PLEASE MAIL OR FAX TO

PLEASE MAIL OR FAX TO
HARRIS COUNTY SHERIFF'S OFFICE
23828 Tomball Pkwy
Tomball, TX 77375
Fax: (281) 290-2177

STEEPLECHASE

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Thinking About Installing A Permanent Electric Generator For Backup Power?

The SCIA has Guidelines for siting of permanent electric generators on Steeplechase lots. These guidelines, like those for siting outbuildings address issues such as screening, location relative to property lines and easements, and compliance with Harris County codes and ordinances.

If you are considering installing a backup generator on your lot, be certain to contact Chaparral Management for a complete copy of the siting guidelines before you do any layout work, dig foundations, etc... Chaparral can answer any questions that you might have about your particular situation.

For complete details, contact Chaparral Management.
 cmc@chaparralmanagement.com
 281-537-0957

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