

SUMMERWOOD LIFE

OFFICIAL NEWSLETTER OF THE SUMMERWOOD COMMUNITY ASSOCIATION, INC.



Nominations to the Board for 2020 Elections

It is time for the Summerwood Community Association to establish nominees for the upcoming Annual Meeting and Director election. This year, if you wish to have your name placed on the ballot that will be mailed with the meeting notice, please complete and return the candidate nomination form by August 7, 2020. Formal notice of the meeting will be mailed to each owner by August 28, 2020.

Your name and candidate profile will be available to all homeowners to vote on for election to the Board. Some of the characteristics of a great director include proven leadership, previous board experience, experience with large and complex organizations, and skills that include finance, legal matters, auditing, and public relations.

To ensure that your name is included on the ballot, the candidate submission form must be submitted on or before August 7, 2020. If you have any questions regarding this notice or would like to obtain a candidate nomination form, please contact Michelle at michelle@crest-management.com

Summerwood Welcomes a New Community Manager and Assistant Community Manager

Summerwood welcomes Michelle as our new Summerwood Community Manager. She is a seasoned community manager with over 5 years of experience managing as many as 13 properties and 6500 lots at one time. Prior to property management, she worked in the banking industry for 15 years while completing a degree in Business Administration, a degree in Criminal Justice, and taking multiple law classes with University of Nevada, Las Vegas, and with University of Houston. In her free time, Michelle enjoys spending time with her family, reading, crafting, and volunteering with her church, Kids Meals Houston, and the homeowners association for her community.



Kisha will be working alongside Michelle as the new Assistant Community Manager for Summerwood. She looks forward to working with Michelle and assisting Summerwood with community needs. She brings her expertise and knowledge in construction and mortgage from her previous experience with a 5 star rated home builder. She puts God first, then family. She is very social, loves people, enjoys travel, sports, and is a huge basketball fan. She serves as Vice President on the board in the community where she lives. Feel free to contact her at any time.

**WELCOME
KISHA AND MICHELLE!**

IMPORTANT NUMBERS

MANAGEMENT COMPANY

Crest Management 281-579-0761
 www.crest-management.com
17171 Park Row Suite 310, Houston, TX 77084

EMERGENCY NUMBERS

Emergency Situations.....911
 Constable - Precinct 3 281-427-4791
 Houston Fire Station #105.... 14014 W. Lake Houston Pkwy
Houston, Texas 77044
 South Lake Houston EMS (Dispatch)..... 281-459-1277
 Dead Animal Pick-Up (Precinct 1) 281-820-5151
 Animal Control..... 281-999-3191
 After Hours..... 281-221-5000

UTILITY SERVICE NUMBERS

Public Utility Commission Consumer Hotline.. 888-782-8477
 Entouch Systems 281-225-1000
 (Telephone, Cable, Alarm Monitoring)
 AT&T..... 800-288-2020
 CenterPoint..... 713-659-2111
 Reliant Energy..... 713-207-7777
 MMIA (Water District Operator)..... 281-651-1618
 Garbage Pick-Up
 MUD 342 (Texas Pride)..... 281-342-8178
 MUD 344 (Republic Waste) 281-446-2030
 MUD 361 (Wast Management) 1-800-800-5804

SCHOOLS

Summerwood Elementary 281-641-3000
 Lakeshore Elementary 281-641-3500
 Post Office..... 713-695-2690
 4206 Little York, Houston, TX 77078

NEWSLETTER INFO

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CONTACT INFORMATION

CONTACT INFO FOR CREST MANAGEMENT

The Property Management Company for Summerwood

Onsite Hours:

Residents Club Central
 14111 Summerwood Lakes Drive
 Houston, TX 77044
 Wednesday and Friday 1:00 p.m.- 6:00 p.m.
 Saturday 9:00 a.m.-1:00 p.m.

Jennifer

On-Site Community Manager

281-225-2786

JenniferD@Crest-Management.com

Contact Jennifer for property maintenance issues, clubhouse rental, contractors, pool bands, fobs etc.

Keni

Lifestyle Director

281-225-2786

Keni@Crest-Management.com

Contact Keni for community events, event sponsorships, social media related items, website issues

Laura

Community Accountant

281-945-4639

laura@Crest-Management.com

Contact Laura for payment and accounting matters

Kisha

Assistant Portfolio Manager

281-945-4665

Kisha@Crest-Management.com

Contact Kisha for deed restrictions, architectural control matters, and general information

Michelle

Portfolio Manager

281-945-4629

Michelle@Crest-Management.com

Contact Michelle for board related matters

Crest Management's main office number is 281-579-0761

The hours of operation are

Monday thru Friday from 9:00 a.m. to 5:00 p.m.

[Please visit www.crest-management.com](http://www.crest-management.com)

Summerwood Activities with Keni!



FALL FESTIVAL

September 26, 2020, 3- 7 PM at Club Summerwood

Summerwood Community Association is hosting its annual Fall Festival, September 26, 2020 from 3-7 pm at Club Summerwood. There will be a pumpkin patch, a petting zoo, a bounce house, carnival games, craft projects, a DJ, and more fun for the entire family. You must register for this event in order to observe CDC COVID- 19 guidelines. Full schedule and time slots will be available on Summerwoodlife.com, under "Social" tab. Vendors may register for booths on Eventbrite.com, "Summerwood Fall Festival."

VIRTUAL BINGO

Seniors (55+) will be playing Virtual BINGO the first and third Mondays of the month. If you would like to participate, you will need access to www.ZOOM.com and BINGO cards! You can create your own card with www.freebingo.com or swing by Residents' Club Central to grab a stack of temporary BINGO cards during office hours. Follow the "Social" tab on Summerwoodlife.com for updates!

Story Time with Maria

Enjoy virtual story time! Each session will feature a separate book, so Zoom in for all of them. This session will include songs and downloadable activities related to the story. If you can't make the scheduled times, don't worry- we will post the sessions to Summerwoodlife.com with the previous session. View previous sessions and updates on Summerwoodlife.com, "Social."

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"Activities..." Continued from Page 3

HOA MEETING

Thursday- September 24, 2020, 6pm
Club Summerwood



SILENT PARTY

Saturday, September 5, 2020 at Club Summerwood. Teens mark your calendars for a Silent Party! Nothing is "silent" for the partygoers! DJ's will compete for your attention through wireless headphones. Food and door prizes are included! Space is limited, so register early by visiting Eventbrite.com, "Summerwood Silent Party."



SUMMERWOODLIFE.COM

Visit Summerwoodlife.com and register for all things Summerwood. There you can view governing documents, lists of amenities, events calendar and much more.

In addition, you will receive a weekly eblast to keep you in the loop.



SENIOR CONTACT LIST

Hey Seniors! We are working on some new programs for our social group and we want to be able to communicate some of those ideas. Please contact Keni at keni@crest-management.com with your contact information so you do not miss out!



An Interesting Hobby Shared by a Summerwood Resident



Stanley Botten of Cross Glade Court suggests that with the current shut down and the stay at home recommendation, it is a good time to take back up your old hobbies. One of his former hobbies was artwork known as Scratchboard or Scaperboard.

Modern scratchboard originated in the 19th century in Britain and France.

As printing methods developed, it became a popular medium for reproduction because it replaced wood, metal and linoleum engraving. It allowed for a fine line appearance that could be photographically reduced for reproduction without losing quality. It was most effective and expeditious for use in single color books and newspaper printing. From the 1930's to the 1950's it was one of the preferred techniques for medical science. Stanley started using this medium in the 1980's and now has the time to work on it again! He has included an example of one of his most recent pieces.

A MESSAGE FROM MUD 344



Harris County MUD 344 owns and maintains 100% of the Summerwood South Channel from its west end by the Waste Water Treatment Plant to Deussen Parkway. The channel's purpose is to collect storm water runoff from approximately 470 acres of residential and commercial development in Summerwood. The channel acts as drainage conveyance to Lake Houston as well as a storm water quality feature and is permitted

as such through Harris County.

It is important to keep the channel clear of trash in order to not impede the flow to Lake Houston. It is also important to keep a good stand of grass/vegetation along the side slopes and the top of the channel to help maintain the structural integrity of the channel itself. For those reasons traffic along the channel is prohibited and No Trespassing signs have been in place for years.

Note: Individuals found trespassing on either side of the Summerwood South Channel will be issued a citation. Let's work together to keep Summerwood safe and beautiful.

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Modifications to the Exterior of a Summerwood Home Require Approval

In large communities, such as the Summerwood Community Association, the bylaws support the creation of an Architectural Review Committee (ARC) formed to oversee architectural standards and to ensure that exterior modification requests are handled in a timely manner. The goal is uniformity throughout the community. Our association's governing documents require approval before a homeowner may make a physical improvement or modification to the exterior area of the resident's property. Such improvements and modifications are regulated by the association's architectural standards. Administering the architectural standards and the application/approval process are tasks which are performed by the association's architectural committee with oversight from the HOA's Board of Directors.

When planning to make a physical improvement or modification to the exterior area of a residential property you should submit an Exterior Modification Request (EMR). This information is submitted to the Summerwood Architectural Committee which is made up of residents. Their task is to ascertain that the modification request follows the Summerwood Architectural Guidelines. The guidelines can be found at www.summerwoodlife.com under Resident Information, on the Crest website <https://www.crest-management.com> under Governing Documents, or you may contact Marissa at marissa@crest-management.com for assistance with your application.

Summerwood Fencing Standards

A residents must submit an Exterior Modification Request (EMR) when replacing a fence and include a plot plan with the location of the fence you are replacing drawn on it, a picture, detailed drawing, or brochure of the fence, a list of materials being used, and any additional pictures or information you wish to include. When replacing a fence with a rot board, six foot fence pickets must be trimmed at the bottom to insure that the fence will be 6 feet from the natural ground.

Architectural Fencing Guidelines:

A. When replacing a fence, it must be of like material and height as originally installed by the builder in order to maintain harmony with the surrounding fences.

B. Wood fence height shall be six (6) feet unless the originally installed approved builder fence was an alternate height. Wrought iron fences shall be four (4) feet tall unless the originally installed approved builder fence was an alternate height. Wrought iron fencing must be painted black.

C. Rot boards are permitted; however, the overall fence height, including the rot board, may be no taller than six (6) feet measured from the natural ground.

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"Modifications..." Continued from Page 6

D. Wood fences on a lot lines common with neighboring lot lines shall be installed as a good neighbor fence! Owners sharing the good neighbor fence shall each be responsible for maintaining or repairing the side of the fence facing their lot.

E. Wood fences are to be constructed with #2 cedar or treated pine 1" x 6" x 6' pickets and two 2" x 4" railings or better. (In the case where a rot board is to be used, the rot board is to be 6" x 2" and the pickets are to be trimmed 6 inches to accommodate the use of the rot board.) No used material is allowed.

F. Front and street side fences visible to the public shall have the finished side out. All fencing facing major thoroughfares or collector streets as indicated by the ARC shall have a continuous 2" x 6" cedar cap as installed by the builder.

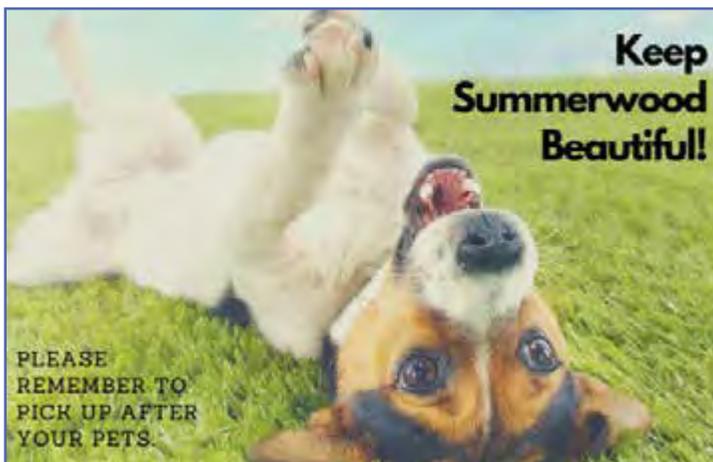
G. Gates shall be thirty six (36) inches to forty two (42) inches wide. Double gates are not permitted. Scrollwork and/or ornate latches or handles are not permitted. Latches and handles must be black.

H. Bottom portion "puppy bars" or "puppy panels" are permitted wrought iron fencing). Puppy bars / panels include the addition of one wrought iron bar with additional vertical bars attached. Puppy bars / panel may not contain decorative elements and must match the iron fence as close as possible. No mesh is permitted along fencing.

I. Fence Paints, Stains, or Tinted Sealants: In order to prevent inconsistent color matches with the fences throughout the community, the application of any paints, stains, or tinted sealant is prohibited on any lot fencing. By prohibiting the application of any painted, stained, or tinted product, the fences maintain a harmonious and consistent appearance throughout the community. Clear sealant is permitted.

J. Prohibited Fencing: Vinyl, chain link, and wire fencing shall not be permitted. Diagonal and horizontal fencing is not permitted. Lattice fencing is not permitted.

K. Prohibited Accessories: No items are permitted to be attached to a fence, including but not limited to, hanging baskets, iron or metal décor, hose reels, etc. No decorative elements are permitted on wood or iron fences, including but not limited to, initials, symbols, words, lattice, cutouts, etc.



NOTICE MAINTENANCE ISSUES?

See a tree limb down, irrigation system flooding a street, fountain not working properly? If so, please log a maintenance item by creating a Service Request. To initiate a Service Request go to the www.Crest-Management.com website.



Constable Precinct 3 Summerwood Update



In the Summerwood subdivision we noticed a slight increase in stolen vehicles during the month of June. Please, remember to lock your vehicle doors at all the time. Leaving a vehicle unsecured will only make it easier for criminals to steal your items or your vehicle.

If you are going on vacation and would like to submit a vacation watch with our office, please call

Harris County Precinct 3 Constable's Office non-emergency line at 832-427-4791.

Throughout the month of August students will hopefully be returning to school and school zones will soon be enforced. Let us all do our part to keep the community safe by slowing down in designated school zones and stopping for the loading and unloading of school buses.



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