

# SPRING TRAILS

THE OFFICIAL NEWSLETTER OF THE SPRING TRAILS COMMUNITY ASSOCIATION

VOL 3

ISSUE 01

## *Letter from the President*

### **Bye-Bye 2020! Hellooo 2021!**

Not one to dwell in the past, I would be remiss not to recognize the toll 2020 took on each and every one of us. As a nation we faced unrelenting challenges. We endured months of uncertainty, fear, anger and loss. But we also learned a lot about ourselves, our families, friends and neighbors. The new routines forced upon us allowed us to see our worlds from a different perspective. We adapted, we persevered, and here we are...smarter, stronger, and prepared for our return to “normal”.

We often refer to Spring Trails as “The Forest of Possibilities”. That’s not just a catchy phrase, it’s a quest. Much progress has been achieved over the past couple of years and we have already begun to see the rewards of that progress. Throughout 2021, we will continue to focus on community involvement, preserving our gardens, nature areas and natural habitat, and investing in better facilities for our community. Now more than ever Spring Trails must protect that which sets us apart while seeking out and pursuing opportunities to position Spring Trails competitively among newer and larger neighboring communities.

For me, 2021 marks among other things, the beginning of a second term as a member of your Board of Directors. It is an honor to serve this community and I am humbled by the faith you have entrusted in me and the Board. I look forward to another year as your Board President and working side-by-side with the dedicated, capable and hardworking members of your Board of Directors: Jerry Rueschhoff, Roger Olsen, Mark Zimmerhanel and Cedric Cloud.

I invite everyone to join us as we take the next steps to building a better and brighter future for Spring Trails.

Sincerely,

Leanne Kessler



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Facebook: [@springtrails](https://www.facebook.com/springtrails)

# SPRING TRAILS

## Community Contact Information

### INFRAMARK

(Spring Trails Property Management) ..... 281-870-0585

### SPRING TRAILS HOA BOARD OF DIRECTORS

Request Manager through [www.springtrails.com](http://www.springtrails.com)

CEDRIC CLOUD

LEANNE KESSLER

ROGER OLSEN

JERRY RUESCHHOFF

MARK ZIMMERHANZEL

### NON-EMERGENCY SERVICES

Law Enforcement (Sheriff or Constable) . 936-760-5800 & press 3

Fire (South Montgomery Fire Department) ..... 281-363-3473

EMS (Montgomery County Hospital District) ..... 936-523-5000

### SCHOOLS

Sue Park Broadway Elementary ..... 281-367-4677

Cox Intermediate School ..... 281-465-3200

York Junior High School ..... 832-592-8600

Oak Ridge High School ..... 832-592-5300

Grand Oaks High School ..... 281-939-0000

Conroe I.S.D. Administration ..... 936-709-7752

### MONTGOMERY COUNTY MUD 94

MUD 94/Board of Directors ..... [www.mcmud94.com](http://www.mcmud94.com)

MUD 94 / H2O Innovations (water and sewer) ..... 281-355-1312

MUD 94/Republic Services (trash & recycle pickup) 713-726-7300

### MONTGOMERY COUNTY GOVERNMENT

Montgomery County ..... 936-756-0571

Precinct 3 Commissioner James Noack ..... 936-539-7817

Sheriff Rand Henderson ..... 936-760-5871

Constable Ryan Gable ..... 281-364-4211

VISIT THE SPRING TRAILS WEBSITE FOR LINKS TO THESE AND OTHER COMMUNITY SERVICE PROVIDERS

## Advertising Information

### PUBLISHER

Peel, Inc. .... [www.PEELinc.com](http://www.PEELinc.com), 512-263-9181

Advertising ..... [advertising@PEELinc.com](mailto:advertising@PEELinc.com)

## Newsletter Information

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## HOA Updates

At the December 2020 HOA Board meeting, Dr. Cedric Cloud was appointed to the Board of Directors for the term expiring November 2022. Join us in welcoming Dr. Cloud to your Board of Directors.



Dr. Cedric Cloud,  
PharmD.

*“My wife Tiffany and I purchased our first home in the Elm Creek Village of Spring Trails on October 31st, 2006. We are currently in our second home in the Birch Ridge Village with our three sons and cousin, who all attend Conroe ISD Schools. I have been a licensed pharmacist for over 17 years, including 5 years as Staff Pharmacist with Walgreens (242 and St. Luke’s Way), and as a Pharmacy Manager with CVS Pharmacy. I also worked as a Pharmacy Program Manager with Aetna Health. In my current role, I am a Plan Director of*

*Pharmacy Benefits.*

*I will represent and serve our community with the integrity, character, and faithfulness expected of a member on Board of Directors. I take this role and honor to represent you seriously and will endeavor to serve you at the highest of my ability.”*

## Officers

In accordance with Article IV of the Bylaws, Officer positions were appointed at a special meeting of the Board of Directors held November 19th and amended during the December 10th HOA Board Meeting as follows:

Leanne Kessler, President & Assistant Treasurer

Jerry Rueschhoff, Vice President & Assistant Secretary

Roger Olsen, Treasurer

Cedric Cloud, Secretary

Mark Zimmerhanel, Director

Connect with any member of the Board of Directors through the Spring Trails website, Requests menu.

## Reminder... 2021 Maintenance Assessments

- 2021 residential and neighborhood assessments are due January 1, 2021.
- Annual statements were mailed in October 2020. If you have not received your annual statement or to arrange payment, please contact Inframark at [customer@inframark.com](mailto:customer@inframark.com) to request another statement.
- Homeowners interested in requesting a payment plan may do so by submitting a payment plan request form available on the Spring Trails website under the Documents menu, Spring Trails Forms.
- Applicable late fees will be charged effective February 1, 2021 to accounts with unpaid balances or no approved payment plans on file.

## Mark Your Calendars!

January 5th - MUD 94 Board Meeting

January 6th - Recycle Pick Up

January 8th - Heavy Trash Day

January 14th - HOA Meeting

January 20th - Recycle Pick Up

February 2nd - MUD 94 Board Meeting

February 3rd - Recycle Pick Up

February 11th - HOA Meeting

February 12th - Heavy Trash Day

February 17th - Recycle Pick Up

## Winter Festival



Candy canes, hot cocoa, cookies, toys, and snow. Yep, you read that right...SNOW! Passers-by may have noticed a little commotion going on at the Visitor's Center the evening of December 4th. And that was to be expected because **Santa and Mrs. Clause** returned to Spring Trails.

This year's holiday event had a different feel and a different look but the smiles on the children's faces were oh so familiar. Kids young and old played in a light snow fall, while others enjoyed hot cocoa and fresh popcorn. Early shoppers checked a few items off their gift list while perusing the unique gift ideas crafted by resident market vendors. Cookies, candy canes and chocolates for those with a bit of a sweet tooth. But the star of the show of course was Santa Clause.

And not surprising, Spring Trails showed up big with donations of games, books, electronics, stuffed animals, dolls, sport balls, art supplies and so much more. A truck load of donations was delivered to the Montgomery County Sheriff's Office in support of their annual **Operation Blue Elf** toy drive.

Spring Trails is delighted to have partnered with Ashley Ko Events, Spring Party Rentals, Lonestar Party Rentals, JMDE Cleaning, and Santa, to bring this joyful celebration to our community. A very special thank you to resident baker-elf **Amy White (Amy's LOVE & Confection)** for donating hundreds of delicious home-made holiday sugar cookies, and to our resident market vendors for sharing their extraordinary talents and crafts with the community.

- \* **Axels Woodworks**
- \* **Ashley James Jewelry**
- \* **Brooklyn's Bookmarks**
- \* **Herbalife**
- \* **Jessie's Jams & Jellies**
- \* **Kickin' Dips and Salsa**
- \* **La Salsita Co.**
- \* **Maddie Grace**

And last but certainly not least, we must recognize the behind-the-scenes elves:

- \* **Genette Wilbanks, Promotion and Registration;**
- \* **Ruth Hutyra, Donations Organizer;**
- \* **Khara Mathews, Logistics and Coordination; and**
- \* **Jerry Rueschhoff, Roger Olsen, Mark Zimmerhanel and Leanne the Elf, Entertainment.**

Photos of the event are available on the Spring Trails website, under Residents, Photo Albums.

## NOTICE to HOMEOWNERS

At the October 15th HOA Board of Directors meeting, an amendment to the Association's collection policy was announced and approved. This amendment increased the late fees charged for late payment of annual assessments.

Prior to October 15, the collection policy set the late fee amount at \$15.48. The amendment approved October 15th raised the late fee for late payment of Residential Assessments to \$50.00, and the late fee for late payment of Neighborhood, Special or Specific Assessments to \$30.00. The amendment was filed with Montgomery County, Texas October 19, 2020, reference DOC # 2020118381, and reads in part:

"Once an Assessment defined in section 1 is delinquent, the Association may take any or all of the following actions:

a. Late fees and interest. If the Association does not receive payment for any Assessment in full on or before the thirtieth (30th) day after it becomes due, the delinquent Member shall pay, as follows:

- i. Residential assessment at \$50.00 late fee; and
- ii. Neighborhood Assessments, Special Assessments or Specific Assessment the amount of the late fee shall be \$30.00.
- iii. Interest at eighteen percent (18%) per annum from the original due date until the date of payment.

These charges will be treated as an Assessment."

The increased late fee(s) will apply to the 2021 annual assessment and will be charged February 1 to all delinquent accounts. A copy of the duly recorded Resolution is available on the Spring Trails website under Documents, Spring Trails Official Documents.





## Everyday Life

### Help is on the way...

In an emergency, every second counts. Make sure your house numbers are clearly visible so first responders can easily locate your house...and you.

- ✓ **Trim landscaping** to allow clear visibility from the sidewalk and street from all angles.
- ✓ **Touch up painted numbers** and the background for higher contrast and visibility.
- ✓ **Check outdoor lighting** to ensure house numbers are clearly visible at night. A variety of solar-powered lighting options are available to focus light directly at the numbers.




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# SPRING TRAILS

## VISIT SPRING TRAILS' FACEBOOK PAGE

to learn of upcoming events and meetings, updates on community developments, activities and projects, invitations to volunteer, and general fun facts and photos. Search @springtrails and join the Spring Trails Facebook community.

### Communications

Thank you to this month's Newsletter Contributors: Roger Olsen, Cedric Cloud, and Leanne Kessler. Residents interested in submitting stories or articles for inclusion in the newsletter can do so online at <https://peelinc.com/index.php/submit-an-article/>. Articles are due by the 10th day of the preceding month.

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## How Does Your Garden Grow?

Gardening fans! "How Does Your Garden Grow" will return in February. 2021 articles will focus on promoting "xeriscaping", gardens for Spring, Summer and Fall, as well as the usual lawn maintenance tips. Unsure about xeriscaping. Not to worry. It doesn't mean you have to turn your yard into a desert! We'll simply be identifying and discussing all the beautiful Texas native and other plants that require less water.

We'll also be offering gardening "adventures" for those who would like to try experiments with some of the more rare but exciting plants like Spanish lavender and other plants not native to Texas but can be grown here with a little extra care.

We're also looking into an online presentation from a master gardener about low maintenance plants for Spring.

Just a reminder: If you are planning landscape modifications or planting a tree, regardless of size, let the Architectural Review Committee (ARC) know about your plans. They'll review your plans and return guidance to ensure your beautiful new landscaping complies with neighborhood covenants and maintains a safe clearance to utility lines and infrastructure.

Best wishes for excellent gardening and Happy New Year!

## Be Informed

Stay up-to-date on community news by registering with the Spring Trails website at [www.springtrails.com](http://www.springtrails.com). There you can review the Community's governing documents, preview and RSVP to upcoming community events, contact property management and the Board of Directors, request amenity access, sign up for text and email announcements, read about community initiatives, and much more.

*Draw and Write about your goals for 2021!*



A large, empty rounded rectangular box intended for drawing and writing.

Five horizontal lines provided for writing.





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