



Willow Pointe Newsletter

April 2007

Volume 3, Number 4

www.willowpointe.org

Deed Restrictions Enforced

Official Publication of the Willow Pointe Homeowners Association, Inc.

Your Community Needs New Board Members

The Willow Pointe annual meeting will be held Thursday, May 17, 2006. At that meeting we will elect one (1) new Board member, plus we would like to fill the two open positions on that date or prior to the meeting. We can do this by an election of our community, or appointment by the board. Isn't it time you stepped forth and took on a positive role in your community? The landscape committee has taken great strides, but the other committees have no support from you, our neighbors.

The Leadership attributes developed by the Nominating Committee for screening future board candidates include:

- Team player skills – able to work interdependently and collaboratively with others and has a “service” attitude.
- Effectively Communicates – possesses interpersonal strengths in listening, writing and speaking and has a strong ability to foster neighbor relationships.
- Leadership – Is able to encourage the performance of others and forges new and creative solutions.
- Proactive - Takes personal ownership; solves problems.
- Flexible – Demonstrates tolerance for change and ambiguity.
- Integrity – Is above reproach. Maintains honesty; walks the talk.
- Diplomatic – Is cool under fire.

The role of the Nominating Committee is to review all of the interested candidates and to interview them. They will then endorse candidates that meet the selection criteria. It is not mandatory that you go through the Nominating Committee process but you do need to notify us in advance of your interest in running for the Board. Please consider running for the Board or serving on the Nominating committee. Contact the Board @ www.willowpointe.org and let us know of your interest.

Don't want to wait for the mail?

**View the current issue of the
Willow Pointe Newsletter
on the 1st day of each month at
www.PEELinc.com**

Giggle! Grow! Explore! Come play with us!

The MOMS Club of Far Northwest Houston invites you to bring your little ones to play! We are a group of Moms Offering Moms Support (MOMS), and we are a chapter of the International MOMS Club®. We offer support by organizing many activities to get you and your kids out of the house and having fun, including, but not limited to, playgroups, park days, field trips, and much more! Our chapter serves zip codes 77040, 77064, 77065 & 77095. If you are in our boundaries and want to join us, just email holly_guillaume@earthlink.net, or check out our website at www.geocities.com/moms_club_far_northwest_houston/. If you are not in our boundaries but want to find a club that is, check out www.momsclub.org!

We hope to see you soon!



39
USA

**You should receive your
newsletter no later than
the 15th of the month.**

If you have received this after the 15th please
call the Willow Place Post Office. 281-890-2392

Willow Pointe

Important Numbers

All Emergencies.....	911
Harris County Sheriff.....	713-221-6000
Vacation Watch.....	281-290-2100
Poison Control Center.....	800-222-1222
Animal Control.....	281-999-3191
Commissioner, Precinct 4.....	281-353-8424
Willow Place Post Office.....	281-890-2392
Centerpoint Energy (gas).....	713-659-2111
Centerpoint Energy (electric).....	713-207-2222
BFI (garbage).....	713-937-9955
BFI (recycle).....	713-653-6666
West Harris County MUD.....	281-873-0163
Jane Godwin @ Randall Management, Inc. .	713-728-1126 x11
..... Voice Mail night or weekends	713-728-1126
.....	jcgodwinrmi@aol.com
Newsletter Publisher	
Peel, Inc.....	advertising@PEELinc.com, 888-687-6444

Join us for the Association's Board of Directors Meetings

The meetings are the first Wednesday of each month.
They are held at 6:30 p.m. In the meeting room by the pool.
**Contact Randall Management on the day of the meeting
to confirm the meeting and the room,
or if you wish to address the board.**

Speed Limit Reduction Initiative

A new bill has recently passed in the Texas Senate. Senate Bill 540 gives the Harris County Commissioner's Court the authority to declare a lower speed limit of not less than 20 miles per hour in residential neighborhoods throughout Harris County.

In order to move this initiative forward, Paul Morgan, Willow Pointe resident, is circulating a petition which must be signed by 51% of the homeowners residing in Willow Pointe. If you are interested in supporting this initiative, please contact Paul at 281-807-9118.

Willow Pointe Homeowners Association, Inc.

Board of Directors

President	Steven R. Lewis	2006-2009
Vice President	Greg Decker	2006-2009
Secretary/Treasurer	William Brune	2004-2007
Director	OPEN	2006-2008
Director	OPEN	2005-2008

Please contact us via our community website at www.willowpointe.org if you have questions, comments or concerns. Our e-mail box can be found by clicking on the HOA Board Box.

At no time will any source be allowed to use the Willow Pointe Newsletter contents, or loan said contents, to others in anyway, shape or form, nor in any media, website, print, film, e-mail, electrostatic copy, fax, or etc. for the purpose of solicitation, commercial use, or any use for profit, political campaigns, or other self amplification, under penalty of law without written or expressed permission from the Willow Pointe Homeowners Association and Peel, Inc. The information in the Willow Pointe newsletter is exclusively for the private use of Willow Pointe residents only.

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Home Fire Safety

submitted by your Safety and Security Committee

No one wants to deal with a fire in their home. It can happen so quickly that you could lose the things you've worked hard for, your pets, or even one of your loved ones before you can think of what to do. But if your family has a set plan of how to handle this type of situation, and if you prepare your home beforehand, you can avoid a situation that destroys your life.

Fire Prevention

Be aware of all potentially flammable materials and heated objects in your home. These may include clothes dryers, furnaces or space heaters, fireplaces, kitchen appliances, etc. Know the location of all of these items and be sure to know when they are on and off. Overloaded electrical systems, frayed wires and extension cords, and blown fuses represent just a few of the electrical hazards that commonly start fires.

Aside from hazardous materials and objects, there are also other liabilities to be aware of. These include cigarettes, candles and, last but certainly not least (!), your children. A fourth of all fires are accidentally caused by children. The main piece of advice to remember is simply to remain vigilant. Having a precautionary mindset will enable you to better safeguard your house against fire.

Fire Alarms are Key

The presence of fire alarms on every floor of your home will decrease your chance of coming in harms way. You should test the alarm batteries at least once every month and change them every year. Also consider replacing your entire smoke alarm system every ten years, as the malfunctioning of older alarm systems is one of the top causes of fire-related injuries.

Have a Fire Escape Plan

By practicing your escape routes; you greatly enhance your chances of getting out without injury. Practice and a sound plan will safeguard you if and when the worst happens. Ensure that your windows are not stuck and that all screens can be removed quickly and easily by your children. If your kids are anything like I was, they will probably enjoy these exciting fire escape practice runs. Think of it as fun family time that also serves a very important purpose.

Landscape Article for Willow Pointe Newsletter

Submitted by: Paul Morgan

Spring is here! Now is the time to get started on any landscaping projects you want to accomplish this year. Plants will have a better chance of survival if planted before Summer.

Before starting a landscape project, you should check to make sure you are not going to violate the Deed Restrictions. Sections 17, 18, 22, 24 & 26 relate to landscaping.

- Section 17 covers maintenance of your landscape. Also mentioned are "decorative appurtenances." These are such things as sculptures and fountains. If a homeowner fails to maintain and "do any and all thing's necessary or desirable" to keep his property "in a neat and attractive condition," Section 17 spells out the consequences. Any work authorized by the Willow Pointe Homeowner's Association, will be invoiced to the homeowner. If such amounts are not paid, alien can be placed against the property.
- Section 18 concerns removal of dirt and trees. Prior written permission is required for tree removal.
- Section 22 requires the homeowner to maintain his lawn in "a neat, clean and attractive condition. " This section also covers the number and size of trees allowed.
- Section 24 covers drainage. Water is supposed to flow from the backyard to the front. Water from your lot should not flow into your neighbor's yard. A homeowner has to keep this in mind when planning landscape projects.
- Section 26 specifies height of fences and types of materials allowed. It also states it is the responsibility of the homeowner to maintain the fence on his property .

Regardless of the Deed Restrictions, a homeowner has a lot of room for improving the appearance of his property --just remember to request permission from the appropriate committee.

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Willow Pointe

Willow Pointe Landscaping Plan

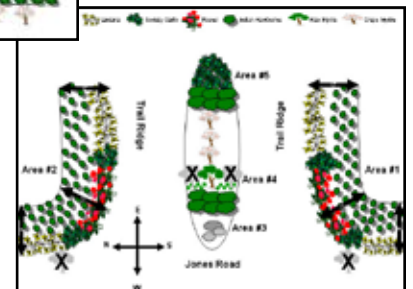
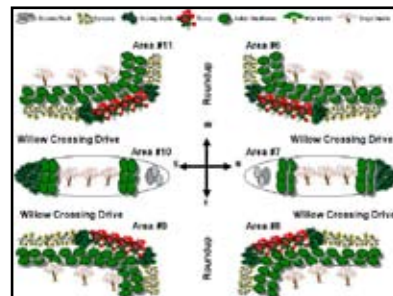
The following is the plan submitted by the "Landscape Committee". The plan is out for bids, so you should see some positive changes in your neighborhood soon. This detail should let everyone know of what is proposed. If you wish to be a part of the decision making process of your community, you can join a committee, or apply for an open board position.

1. Area #1 @ Jones Road/Trail Ridge entrance (south side):
 - a. Reduce plant bed. Start 12' from wall near "Willow Pointe" and extend to 15' at farthest point (middle) and reduce to 9' to end of wall.
 - b. Plant new (red) Knock-Out Roses in front of 15' section.
 - c. Transplant Lantanas in front of Indian Hawthorns
 - d. Transplant some of the Society Garlic plants between Lantanas and Roses.
 - e. Keep 2-3 rows of Indian Hawthornes (transplant excess shrubs to other areas where needed and replace dead shrubs).
 - f. Remove creeping junipers.
 - g. Remove 1 Wax Myrtle tree.
 - h. Fill in reduced bed area with grass.
2. Area #2 @ Jones Road/Trail Ridge entrance (north side):
 - a. Reduce plant bed. Start 12' from wall near "Willow Pointe" and extend to 15' at farthest point (middle) and reduce to 9' to end of wall.
 - b. Plant new (red) Knock-Out Roses in front of 15' section.
 - c. Transplant Lantanas in front of Indian Hawthorns.
 - d. Transplant some of the Society Garlic plants between Lantanas and Roses.
 - e. Keep 2-3 rows of Indian Hawthornes (transplant excess shrubs to other areas where needed and replace dead shrubs).
 - f. Remove 1 Wax Myrtle tree.
 - g. Transplant lariope into Area 4.
 - h. Fill in reduced bed area with grass.
3. Area #3 @ Jones Road/Trail Ridge entrance (esplanade):
 - a. Add 1 large boulder (3'x 2'x 2') with 2 large (2'x 1'x 1') complementary rocks.
 - b. Plant new (low-lying) seasonal plants around rocks.
 - c. Fill in area with pebbles or small rocks.
4. Area #4 @ Jones Road/Trail Ridge entrance (esplanade):
 - a. Remove 2 Wax Myrtle trees at each end leaving middle tree; trim middle tree for shape and growth.
 - b. Transplant lariope from Area 2 on each side of middle Wax Myrtle tree.

5. Area #5 @ Jones Road/Trail Ridge entrance (esplanade):
 - a. Transplant Society Garlic plants from Areas 1 & 2 and fill in at end of bullnose.
6. Area #6 @ Roundup/Willow Crossing entrance:
 - a. Plant new (red) Knock-Out Roses in front of 15' section.
 - b. Transplant Lantanas in front of Indian Hawthorns.
 - c. Transplant the Society Garlic plants between Lantanas and Roses.
7. Area #7 @ Roundup/Willow Crossing entrance:
 - a. Add 1 large boulder (3'x 2'x 2') with 2 large (2'x 1'x 1') complementary rocks.
 - b. Plant new (low-lying) seasonal plants around rocks.
 - c. Fill in area with pebbles or small rocks.
8. Area #8 @ Roundup/Willow Crossing entrance:
 - a. Plant new (red) Knock-Out Roses in front of 15' section.
 - b. Transplant Lantanas in front of Indian Hawthorns.
 - c. Transplant the Society Garlic plants between Lantanas and Roses.
9. Area #9 @ Roundup/Willow Crossing entrance:
 - a. Plant new (red) Knock-Out Roses in front of 15' section.
 - b. Transplant Lantanas in front of Indian Hawthorns.
 - c. Transplant the Society Garlic plants between Lantanas and Roses.
10. Area #10 @ Roundup/Willow Crossing entrance:
 - a. Add 1 large boulder (3'x 2'x 2') with 2 large (2'x 1'x 1') complementary rocks.
 - b. Plant new (low-lying) seasonal plants around rocks.
 - c. Fill in area with pebbles or river rock.
11. Area #11 @ Roundup/Willow Crossing entrance:
 - a. Plant new (red) Knock-Out Roses in front of 15' section.
 - b. Transplant Lantanas in front of Indian Hawthorns.
 - c. Transplant the Society Garlic plants between Lantanas and Roses.

NOTE:

Areas 1, 2, 6, 8, 9 and 11 should all look as similar as possible.
Areas 3, 7 and 10 should all look as similar as possible.



START SOMETHING
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WILLOW POINTE POOL RULES

General Rules:

1. Only Willow Pointe residents with current pool tags and their guests will be allowed to use the pool.
2. Willow Pointe residents must accompany their guests at all times.
3. Willow Pointe residents and their guests are required to sign in at the pool entrance.
4. The telephone located in the pool office will be limited to emergency use only.
5. The lifeguard on duty will have final authority for the enforcement of pool rules and safety in the pool area.
6. Children under 10 years of age must be accompanied by an adult (18 years or older).
7. Baby-sitters/child care providers must be at least 18 years of age and proof will be required. Any baby sitters/child care provider that does not adequately supervise the children in their care will be asked to leave. Lifeguards are responsible to "GUARD LIVES," not baby-sit.
8. Babies must wear swim diapers at all times.
9. Parents, baby-sitters and/or child care providers are responsible for children and/or guests in both the baby pool and large pool at all times.
10. Running is not allowed in the pool area. No horseplay will be tolerated either in or out of the water.
11. No skateboards, roller skates/blades or bicycles inside the pool area or walkway to pool gate.
12. Glassware/glass containers and alcoholic beverages are not allowed in the pool area.
13. Abusive language, screaming, yelling or the playing of loud music will not be tolerated.
14. No smoking allowed in or around pool or pool gate areas.
15. No diving allowed in pool.
16. All persons 17 years of age and younger will be asked to leave the water during the scheduled hourly rest periods and sit away from the pool edge. Adults are allowed to swim at their own risk during these rest periods.
17. Proper swim attire is required while in the pool. No cut-off shorts allowed. You will be asked to leave if your swimsuit does not meet standards of good taste. Remember, there are many small children using the pool area. Please dress accordingly.
18. Persons with bandages and/or open sores will not be allowed in the water.
19. Only commercial suntan preparations are allowed in the pool. Cocoa butter, baby oil or other similar products will not be allowed in the pool.
20. No pets are allowed in the pool area unless they are determined to be seeing-eye dogs.

(Continued on pg 7)

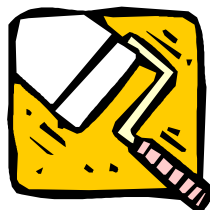
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Accidental Poisonings and Children

With temperatures warming up our minds turn to our Yards, Flower Beds and Spring Cleaning. When you bring out those pesticides, fertilizers, weed killers and cleaners. PLEASE KEEP IN MIND your children.

Accidental Poisonings and Children

More than half of all cases reported to the American Association of Poison Control Centers involve children under the age of 6. And sadly, the majority of these accidental poisonings happen at home. Most people simply do not know enough to protect themselves and their children from poisonings that can lead to illness, brain damage, and even death.

What Are Poisons?

A poison is any substance that can harm your body. There are many different types of poisons including:

- Medicines, both prescription and over-the-counter
- Cleaning products such as drain opener, toilet bowl cleaner, oven cleaner, and detergent
- Car products such as antifreeze, windshield washer solution, and gasoline
- Fluids that contain hydrocarbons such as furniture polish, lighter fluid, lamp oil, kerosene, turpentine and paint thinner
- Bathroom products like aftershave, perfume, and mouthwash
- Flaking paint that may contain asbestos
- Pesticides including insect or rodent killer and moth balls
- Miniature batteries like those used in cameras and watches

How to Keep Children Safe

Many of these poisons are necessary items. But you leave them where children can find them -- and possibly ingest them -- they can be quite deadly. If you have children in the house, pay special attention to how you store toxic substances.

Every year, there are thousands of cases of children poisoning themselves by taking medications that don't belong to them. Often times, children think that pills are candy, or they decide to use the caplets as part of a game, such as a tea party. For this reason, it is vital that you keep medications out of the reach of children. You should always store medicines in childproof cabinets. Use child-resistant caps and keep pills in the original container, with lids tightly closed. Make an effort not to take pills in front of your children, and NEVER refer to them as candy, even when joking. Lastly, if you drop a pill on the ground, make sure that you find it immediately.

Most people keep many other toxic substances in their homes. All cleaning products should be kept in their original containers, and stored where children can't get at them. Thoroughly check your garage for toxic chemicals such as antifreeze, windshield washer solution, and gasoline. It is wise to keep all of these poisons in a locked cabinet, or at the very least in a cabinet that is up high and difficult to reach.

In addition to these poisonous substances, there are often many toxins that exist in the environment of a home. Place carbon monoxide and smoke detectors near the bedrooms in your house to be sure that no one suffers from gas poisoning. If you live in an older home, have all lead-based paint removed. Many children have gotten lead-poisoning by licking the wall. Lastly, check your yard for poisonous plants and have them removed.

If your Child is Poisoned

As a precaution, you should keep the telephone number of the nearest poison control center on or near your telephone. If you live in the United States, call (800) 222-1222, and your call will be routed to the poison control center in your area. In the event of a possible poisoning, don't waste any time. Call the poison control center and the child's doctor immediately. Know your child's weight, and leave the information with all babysitters. The poison control center will ask you for this information, and also for any details you may have regarding the poison.

Advertising Information

Please support the businesses that advertise in the Willow Pointe Newsletter. Their advertising dollars make it possible for all Willow Pointe residents to receive the monthly newsletter at no charge. No homeowners association funds are used to produce or mail the newsletters. If you would like to support the community newsletter by advertising, please contact our sales office at 888-687-6444 or advertising@peelinc.com. The advertising deadline is the 10th of each month for the following month's newsletter.



Pool Rules - (Continued from pg 6)

21. Gum chewing and/or chewing tobacco will not be permitted in the water or pool area. All food is confined to the deck area only.
22. The Association is not responsible for lost or stolen items.
23. Non-swimming children must stay within arms reach of an adult (18 years or older). This also goes for the large pool. It is recommended that all non-swimmers wear Coast Guard approved floatation devices.
24. Adult supervision of non-swimmers in your party is required at all times.
25. Only 2 non-swimmers per adult (18 years or older) will be allowed.
26. Anyone caught swimming in the pool before or after pool hours without proper authorization will be considered trespassing and charges will be filed accordingly.

Discipline:

An infraction to pool rules will result in disciplinary action taken by the Pool Company and/or Willow Pointe Board of Directors. Disciplinary actions may include time out and/or the suspension of pool privileges from one (1) day up to and including the remainder of the pool season.

Do you have an article for the newsletter?

If you would like to submit an article or any information for the Willow Pointe Homeowners Newsletter, you may do so by sending the information in Word format to stevenlewis@sbcglobal.net. Please include your name and a means to contact you. *All information is due no later than the 5th of the month and is subject to editorial approval as well as available space.*

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Deed Restriction Report

Association Totals (Based on records dated after 02/08/07)

1st Letter 94	Trash Can in View 81
2nd Letter 24	House Numbers 8
3rd Letter 3	<2 Trees 59
Board Review 4	Statutory 12
Attorney Letter 4	Photo 1
Repeat Violation 1	Pending 21
4th Letter 9	Corrected 161
Noted 20	



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WILLOW POINTE MARKET REPORT

Courtesy of "DAVID FLORY"

This market information report is provided to keep you informed of resale market activity in your subdivision.

	Sept 06	Oct 06	Nov 06	Dec 06	Jan 07	Feb 07
\$180,000 Above	1	0	1	0	0	0
\$160,000-179,999	2	0	1	1	0	0
\$150,000-159,999	0	1	0	0	0	0
\$140,000-149,999	0	1	0	0	2	0
\$120,000-139,999	2	0	0	1	0	2
\$120,000 Below	0	0	0	0	0	0
TOTAL	5	2	2	2	2	2
Highest \$/Sq Ft	86.90	66.36	66.46	74.55	73.45	87.08

This chart represents the homes that have sold and closed in the past 6 months according to the Houston Multiple Listing Service.

#1 Selling Agent in Willow Pointe!*

David "Super Dave" Flory



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* According to information taken from the HAR MLS Computer

**Ranked by the Houston Business Journal 3/2006

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