



# Willow Pointe Newsletter

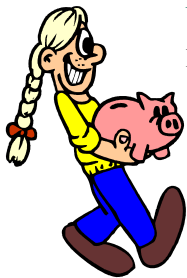
March 2008  
Volume 4, Number 3

[www.willowpointe.org](http://www.willowpointe.org)

Deed Restrictions Enforced

Official Publication of the Willow Pointe Homeowners Association, Inc.

## Community Garage Sale March 29 & 30th



Mark your calendars and clean out those closets! The Willow Pointe Community Garage Sale is coming up! Signs will be placed at the entrances. If you put up a sign, be SURE and take it down. Good luck!

## Change to Amendment Kick-Off

For some time we have been talking about the work that needs to be done to change our current covenant as it relates to sheds and play structures. Currently the limit is 8 feet. It has been proposed that the shed height be changed to 10 feet and play structures 12 feet.

Letters informing homeowners of this change should arrive sometime in March. Included in the mailing will be a PROXY ballot. Please fill out the ballot and return it immediately. ONLY THE OWNER OF THE RESIDENCE MAY SIGN THE PROXY BALLOT.

In addition, neighbor Scott Ward is pulling together a team of volunteers to go door to door to collect the necessary signatures. They will be wearing either a vest or tee-shirt identifying them as HOA volunteers. If you want to contact Scott and volunteer your time, please e-mail him @ [scottmward@gmail.com](mailto:scottmward@gmail.com).

To be successful two-thirds of the community must agree to the change.

## Willow Pointe 2008 Pool Season

**Memorial Day – Labor Day**

**Hours: Closed Monday  
Open Tuesday – Sunday Noon – 8 p.m.**

Watch for more details about registration and pool tags in the April Newsletter

## Willow Pointe Yard of the Month



*Homeowner Joseph Nguyen at 9314 Willow Crossing did not let a little winter snow him down. Congratulations on a great looking yard!*

## Community Calendar

### March, 2008

March 3	Landscape Committee 6:30 p.m.
March 5	Board Meeting 6:30 p.m.
March 9	Daylight savings begins
March 17	Saint Patrick's Day
March 17 – 21	Student Holiday (CFISD)
March 20	Spring begins
March 23	Easter
March 29 & 30	Semi-annual Community Garage Sale

### April, 2008

April 2 – 5th	40th Annual Spring Antique Fair in Round Top, Texas
April 7	Landscape Committee 6:30 p.m.
April 9	Board Meeting 6:30 p.m.

**Meeting Location – Pool Meeting Room**

**ALL HOMEOWNERS ARE WELCOME TO ATTEND  
ANY OF THE ABOVE MEETINGS.**

# Willow Pointe

## Important Telephone Numbers

Emergency .....	911
Sheriff's Department.....	713-221-6000
Sheriff's Department Storefront (Clay Road).....	281-463-2648
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	
Voice Mail nights or week-ends.....	713-728-1126 ext 11
.....	jcgodwinrmi@aol.com
Newsletter Publisher	
Peel, Inc.....	advertising@PEELinc.com
.....	888-687-6444



## Harris County Sheriff's Office Patrol Report

January 2008

Category	Number
Discharge. Firearm	1
Burglary/Hab	1
Disturbance/Juvenile	1
Assault	1
Burglary/Motor vehicle	13
Runaway	2
Vehicle Suspicious	3
Traffic stop	14
Vehicle Abandoned	1

## Open Board Position

There is an open position on the Board of Directors. If you are interested in serving your community, please contact Maria at Randall Management Company 713-816-1126 or e-mail the Board at [www.willowpointe.org](http://www.willowpointe.org).

## Willow Pointe Homeowners Association, Inc.

### Board of Directors

President	Greg Decker	2006 -2009
Vice President	Noah Nerrera	2006 - 2009
Secretary/Treasurer	Judith Schwartz	2007 – 2010
Director	OPEN	2006 – 2009
Director	OPEN	2005 - 2008

*Please contact us via our community website at [www.willowpointe.org](http://www.willowpointe.org) if you have questions, comments or concerns.*

## Advertising Information

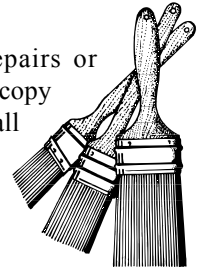
Please support the businesses that advertise in the Willow Pointe Newsletter. Their advertising dollars make it possible for all Willow Pointe residents to receive the monthly newsletter at no charge. No homeowners association funds are used to produce or mail the newsletters. If you would like to support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

## 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 [judithschwartz@sbcglobal.net](mailto:judithschwartz@sbcglobal.net). Please include your name and a means to contact you. *All information is due no later than the 5<sup>th</sup> of the month and is subject to editorial approval as well as available space.*

## ACC Application

Before making any improvements/repairs or additions to you home, please request a copy of the ACC application form from Randall Management at 713-728-1126 or visit the website at [www.willowpointe.org](http://www.willowpointe.org) and download the form.



## NOT AVAILABLE ONLINE AT THE HOA's REQUEST

(Continued on Page 4)

### Bashans Painting & Home Repair

Commercial/Residential  
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**281-731-3383** cell



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- Sheetrock Repair & Texturing
- Cabinet Painting
- Door Refinishing & Replacement
- Wallpaper Removal
- Custom Staining
- Fence Replacement or Repair

**References Available • Fully Insured**  
**NO PAYMENT UNTIL COMPLETION**

[bashanspainting@earthlink.net](mailto:bashanspainting@earthlink.net)

### CELEBRATE ARBOR DAY EARLY!

Arbor Day is a nationally-celebrated observance that encourages tree planting and care.



Willow Pointe Homeowners Association is celebrating the day a month early by sponsoring a community wide tree trimming event.

**Raydon's Tree World will trim your trees at a special discount rate of \$51.95 per tree.**

(Includes clean-up and hauling away of all debris.)

The special discount is being offered Saturday, March 15 to Willow Pointe residents only. Tree replacement services are also available.

TO SCHEDULE, PLEASE CALL RAY AT  
**832-368-4217**

**NOT AVAILABLE ONLINE AT THE HOA's  
REQUEST**

## *Curb Appeal Landscapes*

Residential and Commercial  
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**Design • Installation • Maintenance**

713-896-4120 • [www.typs-services.com](http://www.typs-services.com)

**281-477-6618**

## **Kids Galaxy Child Care**

9720 Jones Rd. • Houston, TX 77065

**NOW ENROLLING**

6 weeks to 5 years  
Pre-School Program  
\$100<sup>00</sup> a week special



**Willow Pointe HOA, INC**  
**Balance Sheet**  
**January 31, 2008**

**ASSETS**

Checking	Prosperity	\$10,039.47
Temp Transfer	Prosperity M/M	\$65,000.00
Temp Transfer	Countrywide M/M	\$50,000.00
Reserves		
Prosperity M/M		\$29,642.76
Smith Barney		\$97,702.97
Smith Barney CD		\$40,000.00
Countrywide M/M		\$47,511.13

Total Assets \$214,856.86

**Accounts Receivable**

2007 Owner Assessments	\$ 4,182.00
2008 Owner Assessments	\$86,358.38
A/R Late charges	\$ 1,900.94
A/R Legal fees	\$ 3,343.00
A/R Opening balance	\$24,031.85
A/R other	\$ 125.00
	<b>\$119,941.17</b>

Total Assets		\$459,837.50
Pre-paid insurance	\$ 2,772.85	
Total other assets		\$ 2,772.85
<b>Total Assets</b>		<b><u>\$462,610.35</u></b>

**LIABILITIES AND MEMBER'S EQUITY**

**Current Liabilities**

Prepaid-HOA Fees	\$ 960.76	
Prepaid-Legal Fees	125.00	
Total Liabilities		\$ 1,085.76

**Reserves**

Beginning balance	\$198,471.02	
2008 Reserves	\$ 16,361.00	
Interest income	\$ 24.84	
Total Reserves		\$214,856.86

**Member Capital**

Prior Years equity	\$ 67,347.66
Accrual basis equity	\$118,855.41

Total homeowners capital	\$186,203.07
YTD excess/deficit	\$ 60,464.66

Total member's equity \$246,667.73

**TOTAL LIABILITIES AND MEMBER'S EQUITY** **\$462,610.35**



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# Willow Pointe

## Car Burglaries Are On The Rise In Willow Pointe

Over the past two weeks a dozen or more car burglaries have taken place. We encourage you to park your car in your garage to avoid being the next victim. If that is not possible, here are a few suggestions.

- Do not leave anything in your car including your automatic door opener. One neighbor did and the burglar used it to gain access to his garage and then stole his bike.
- Don't feel secure that your car alarm system will deter the burglar. A homeowner stated the burglar(s) were successful in breaking into cars with alarms.
- Lock your car; even though an obvious solution this is often overlooked.
- Make sure the area where you are parking your car has good lighting.

### 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.**

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## Cy-Fair Medical Partners is now in your neighborhood.

Staying healthy is now more convenient than ever.

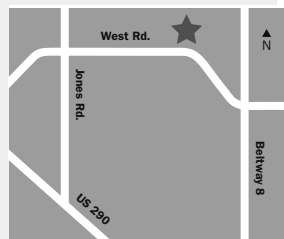


Todd Hamel, MD FFAFP



Sujatha Anand, MD

Announcing the new Cy-Fair Medical Partners—a neighborhood family practice clinic designed to serve the health care needs of you and your family. All physicians are on the medical staff at Cypress Fairbanks Medical Center Hospital so you can count on the same quality service that we have delivered to the community for over 20 years.



Located on West Road, 1.2 miles east of Jones Road.

Willowbridge Professional Square  
10028 West Road, Suite 102

**Cy-Fair Medical Partners**

A PART OF  
CY-FAIR REGIONAL HEALTH NETWORK

**281.500.8900**

CyFairMedicalPartners.com

Hours: Monday – Friday  
8:00 a.m. – 5:00 p.m.

**Same Day Appointments  
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## Register to Vote!

*Submitted by Paul Morgan*

2008 is going to be a big year, politically. The campaign for president has begun in a huge way, millions of dollars being spent. If you are not a registered voter yet, do it now. You cannot participate in the political events of the year if you are not registered.

Locally, the first event will be the primary elections on March 4. The purpose of the primary election is for each political party to choose the candidates to be on the general election ballot November 4.

The evening of the primary election voters will return to the voting place to attend a caucus. The caucus in Texas is called a precinct convention. The precinct convention is called to order at 7:15 pm. Like other states, the main purpose of the precinct convention is to elect delegates to the senatorial district 7 convention. Based on the presidential preference of those in attendance so are the delegates selected to the next convention.

At the senatorial district convention, usually held a few weeks after the precinct convention, the main purpose is to elect delegates to the state convention. Again, based on the presidential preference of those in attendance, so are the delegates to the state convention selected.

At the state convention the same process is followed to elect delegates to the national convention.

If you are really enthused about a candidate and want to participate in this grass roots political process, get busy. In addition to being a presidential election, there will be a lot of other candidates on the ballot. We will be electing a senator, congressman, state representative, lots of judges, district attorney, constable, justice of the peace, etc. If you have a desire to become active, find a candidate you like and volunteer. Your help will be appreciated.

In May we may have a Municipal Utility District election. Since these elections receive very little publicity, most voters are not aware they are happening. You pay a MUD tax annually. This year my MUD tax was more than my school taxes. I want to see more activity and interest if we do have a MUD election this spring.

I cannot emphasize enough how important it is for you to REGISTER TO VOTE!!!

## Basketball Goal Etiquette

Basketball goals are NOT to be left on the curb next to the street. Please store them next to your home when not in use. Non compliance will result in a deed restriction violation notice.



**CY-FAIR  
DISCOVERY COLLEGE**

LEARNING HAS NEVER BEEN  
THIS MUCH FUN!

Discovery College registration  
starts March 10.  
One-week summer camps are  
for ages 6 to 15.

For Barker Cypress camps only,  
call 832-482-1043.  
For Fairbanks Center camps only,  
call 832-782-5038.

For schedules and applications, go to [CyFair.LoneStar.edu/discoverycollege](http://CyFair.LoneStar.edu/discoverycollege)

Fairbanks Center  
14955 Northwest Freeway  
Houston, TX 77040

Barker Cypress Campus  
9191 Barker Cypress  
Cypress, TX 77433



LONE STAR  
COLLEGE  
CYFAIR

## Green Thumb Gardening Series

*Sponsored by Harris Country Master Gardener Association  
(clip and save)*

2008 Green Thumb Garden Lectures

4th Tuesday of each month  
6:30 – 9 p.m.

Location: The Foundry Education Building Room 200 -2001  
8350 Jones Rd.

All programs are free; registration is NOT required.  
Come to one class or attend them all.

March 25 Growing Plants  
April 22 Great Plants for the Houston area  
May 27 Lawn Care  
June 24 Butterfly Garden  
July 22 Pests and Disease  
August 26 Landscape Design  
September 23 Landscape Maintenance  
October 28 Soils and Composting  
November 25 Growing Fruits and Nuts

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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.

	Aug 07	Sep 07	Oct 07	Nov 07	Dec 07	Jan 08
\$220,000 +	0	0	0	0	1	0
\$200,000 - 219,999	1	1	1	0	0	0
\$180,000 - 199,999	1	0	0	0	0	0
\$160,000 - 179,999	2	2	0	0	1	0
\$140,000 - 159,999	2	0	2	0	2	0
\$140,000 -	1	3	0	2	1	1
<b>TOTAL</b>	<b>7</b>	<b>6</b>	<b>3</b>	<b>2</b>	<b>5</b>	<b>1</b>
<b>Highest \$/Sq Ft</b>	<b>89.21</b>	<b>70.93</b>	<b>86.15</b>	<b>82.42</b>	<b>80.01</b>	<b>73.80</b>

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



- #3 Realtor in Houston (out of 17,000)!\*\*
- Top 1% of Realtors in the U.S.
- Over 615 Homes SOLD in 2006
- Over 96% of David's Listings Result in a Sale

**HIGHEST PRICE PER SQ.FT. resale homes  
sold in Willow Pointe: \$89.21**



**Direct line: 281-477-0345**

\* According to information taken from the HARMLS Computer

\*\*Ranked by the Houston Business Journal 3/2007

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