

# The Ranch Review

www.riataranch.net

April 2013

Volume 8, Issue 4

A Newsletter for Riata Ranch Residents

## Copperfield Coalition

*A Non-Profit Incorporated Organization*

### LOW INCOME APARTMENTS

Once again we have stopped the development of another low income complex, the one within the main entrance of the Stone Gate community on Queenston near Barker Cypress. This was an apartment complex for the low income elderly. We held two meetings, one with Amy Peck with Senator Patrick's office and Edith Gibson with Rep. Elkin's office. The second meeting was with the developer, Galaxy Companies (San Antonio) who had filed with TDHCA for the 2013 9% tax credit. The developer was planning to build a Five (5) story complex with 98 units and roughly 200 parking spaces. It was to be located on a lot three acres in size, pie-shaped, and located directly behind Romero's restaurant and the State Farm office.

The Coalition registered with the TDHCA as an entity that can give or remove points, which affects whether a developer would receive approval from TDHCA. In a formal letter sent to the developer via email, we informed him that we were registered with the TDHCA and that we were opposing this project. We also informed him that we were going to request our elected officials to do the same. A short time later, he replied back with one brief sentence, "We will not be moving forward with this project."

We chose to oppose this to TDHCA for the following reasons:

- The location that has been selected is too small for the facility. It is not feasible to build a 98 unit complex with 200 parking spaces on a 3-acre lot (Pie-shaped).
- The structure that is being considered will be five (5) stories in height, backed up to a residential community, and there are no structures beyond two stories within a several mile radius.
- The area does not have mass transit to accommodate the elderly who can no longer drive.
- The proposed complex will not provide transportation for those elderly who can no longer drive.
- This complex is being proposed outside the city limits and there are no social services to aid the low income residents.

As reported in last month's issue, a second developer, Kilday Realty Corporation, had also filed for a 9% tax credit to build a low income housing development. It was planned to be built on West Road just west of Telge right next door to the new Kid's World Learning Center.

After the Coalition spoke with Mr. Kilday on three separate occasions, he chose to withdraw his application. Mr. Kilday held up his agreement not to

proceed as it is no longer listed on the TDHCA March 2013 Application Log. March 1st was the deadline to file for full application.

### PARKING OF 18 WHEELERS

A few months ago, a resident from Copper Grove informed the Coalition that 18 wheelers were parking on Grove Park Drive, a street that connects between Copper Grove and Northmeade of Copperfield. These 18 wheelers were parking for extended periods of time and have been noted to have on occasion the drivers sleeping in their cabs. These trucks were also leaking excessive amounts of diesel motor oil and hydraulic fluid on the street.

The Coalition contacted Commissioner Steve Radack's office and requested the placement of no parking signs for commercial vehicles. After a couple of emails back and forth, we received a call from Commissioner Radack's office informing us that on February 26 a No Overnight Parking sign was installed. We would like to thank Commissioner Radack's office for assisting us with this issue.

If you see any commercial vehicles parking on Grove Park Drive, please call the Sheriff Department's non-emergency number and request it to either receive a citation or be towed. If you see any 18 wheelers parking within the Coalition boundaries that are not on commercial property, please inform us so we may address the issue.

### MONTHLY MEETINGS OPEN TO ALL

Come to one of our meetings and find out what we are all about. If you are interested in protecting the integrity of our communities, our lifestyle and our property values, then please attend.

The Copperfield Coalition meetings are held on the third Tuesday of every month from 7 p.m. to 9 p.m. at the Copperfield Community Center, 15409 Willow River Drive. The meeting is in the activities room; please come in the main door. Please check the website for any last minute cancellations and/or changes before attending.

If you are interested in becoming a member, being on a committee, or being an advisory member, then please come to one of our meetings or contact us at [Anthony@CopperfieldCoalition.COM](mailto:Anthony@CopperfieldCoalition.COM).

*Sincerely,  
Anthony Cecala, President  
For The Board  
CopperfieldCoalition.COM*

## IMPORTANT NUMBERS

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Sheriff.....	713-221-6000
Fire Department.....	281-855-1110
Cy-Fair Medical Center.....	281-890-4285
Memorial City Hospital.....	713-932-3000
Poison Control.....	800-222-1222

### SCHOOLS

Cypress Fairbanks ISD.....	281-897-4000
Postma Elementary.....	281-345-3660
Rennell Elementary.....	281-213-1550
Spillane Middle.....	281-216-1645
Cy-Fair High.....	281-897-4600
Cy-Falls High.....	281-856-1000
Cy-Woods High.....	281-213-1800
Cy-Fair College.....	281-290-3200

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Centerpoint Entex Gas.....	713-659-2111
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Waste Mgt.....	713-686-6666
HOA, SCS Mgt.....	281-463-1777
United States Post Office.....	800-275-8777

### LIBRARY

Cy-Fair College Library.....	281-290-3210
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### NEWSLETTER

Articles.....	riataranch@peelinc.com
Peel, Inc.....	888-687-6444
Advertising.....	advertising@Peelinc.com

### ARTICLE SUBMISSIONS

Do you have an idea or suggestion for the newsletter? Want to submit a photo, article, or both? It's easy!! Email your articles to [riataranch@peelinc.com](mailto:riataranch@peelinc.com) by the 10th of the preceding month. So if you get your ideas in before the deadline, you should see them in the very next month's newsletter.

We are glad to hear all of the positive feedback and we intend to continue to improving the look and feel of the newsletter according to what you tell us. So get as involved as you like! We look forward to hearing from you.

## COME CELEBRATE SPRING FESTIVAL!



On Saturday, May 4th, Boys and Girls Country of Houston will host their annual Spring Festival on their campus in Hockley, Texas.

Spring Festival promises to be a huge celebration for community and family with a number of new and exciting activities this year. New booths will include a Zip Line, Foam Pit, Dance Lessons, and the Texas Speedway. There will be two stages with a variety of live entertainment, including JJ Worthen on the Outdoor Stage sponsored by InterLinc Mortgage Services, LLC. Admission and parking are free, and children's all-day event passes are only \$15 each.

"All of the dollars raised at Spring Festival enable us to provide a great Home for our 88 children along with supporting 13 young adults in college or trade school," said George O'Neal, Director of Donor and Public Relations. "This year is going to be our largest and most exciting Spring Festival ever with many new additions to the fun and enjoyment that surround this event."

Located 35 miles northwest of downtown Houston, Spring Festival is a great way for families to spend the day "on the ranch".

**Date:** Saturday, May 4th, 10 a.m. – 4 p.m.

**Times:** Live Auction: Noon

**Silent Auction:** 10 a.m. to 3 p.m.

**Lunch:** Served 11 a.m. - 3 p.m.

Barbeque, Chicken Tacos, or Hamburger/Hot Dog

**Adult Plate:** \$8.00

**Kid's Plate:** \$6:00

**For Kids:** All-Day Kids' Activity Passes: \$15.00  
individual activity tickets also available starting at \$0.25 each.)

**Location:** 18806 Roberts Road, Hockley, Texas 77447  
19 miles northwest of Beltway 8 off Highway 290.

For 42 years, Boys and Girls Country has provided a Home for children from families in crisis. They raise 88 children at their main campus and provide support to 13 young adults in their College and Career program. Boys and Girls Country is not a United Way member agency and does not rely on federal or state funding.

## Riata Ranch Community Garage Sale

Saturday, April 20<sup>th</sup> 7 am – 2pm

Rain or Shine

Riata Ranch is located south of 290 off of Barker Cypress and Riata Ranch Blvd.





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## Come Swim with the Fairfield Dolphins! It's not too late to register!



### 2013

Several neighborhoods in the Cypress area do not have their own swim team  
(Blackhorse, Lakes of Fairhaven & Cypress Creek Lakes, etc.);  
**FAST extends an invitation to these swimmers to come join our team!**

The Fairfield Area Swim Team (FAST) is a neighborhood summer swim league that is part of the Northwest Aquatic League (NWAL) which currently has over 99 swim teams. Fairfield's swim team has an awesome reputation as a neighborhood swim team, and we have our terrific 8 lane neighborhood pool right here in Fairfield!!!

**Team Registration available online at [www.swim4fast.net](http://www.swim4fast.net) through April 30<sup>th</sup>**

#### ***Flip-Turn Clinic Information (for 11 & Up swimmers only)***

Location: Fairfield Athletic Club Pool  
Dates: April 14<sup>th</sup> and April 21<sup>st</sup>  
Time: 2:00 to 3:30  
Cost: \$30

#### ***Swim Team Important Dates***

New Member Try-Out: April 19<sup>th</sup> from 4:30 to 6:30  
Practice Begins: April 23<sup>rd</sup>  
Practice Meet: May 5<sup>th</sup>  
First Dual Meet: May 18<sup>th</sup>

#### ***Practice Times***

##### ***April/May @ FAC or Central Park***

Sharks 3:30 to 4:45  
Flounders 4:30 to 5:15  
Eels 5:00 to 5:45  
Squids 5:30 to 6:30  
Rays 6:15 to 7:15

##### ***June @ Central Park***

Eels 7:30 AM to 8:15 AM  
Flounders 8:00 AM to 8:45 AM  
Squids 8:30 AM to 9:30 AM  
Rays 9:15 AM to 10:15 AM  
Sharks 10:00 AM to 11:00 AM

For more information please contact Tanya Thome at [president@swim4fast.net](mailto:president@swim4fast.net) or visit us online at [www.swim4fast.net](http://www.swim4fast.net).

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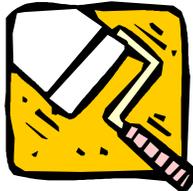
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# Ranch Review

## **Making Waves in Texas/Red Dirt Music Scene: *The Brandon McDermott Band heads to Cypress Saloon on April 20th.***

From Galveston to Amarillo to College Station and now coming to the Cypress area, the Brandon McDermott Band has been bringing their exciting brand of Texas country music to stages all across the Lone Star State.

The Brandon McDermott Band started in College Station, TX when McDermott, a graduate of Texas A&M University, began writing songs and playing at open mics. After moving back to his hometown of Galveston and playing some solo acoustic shows, he met up with island musicians Kevin Anderson (lead guitar, harmonica, vocals), Clark Duhon (bass) and Broc Adams (drums, vocals), to form the rest of the band. It didn't take long for audiences to take notice and start filling up local venues to watch them play. "I think people come out to our shows because we play fun music that they can identify with. We're not trying to change the world with the songs we write. We just play songs that are fun to drink beer and dance to," McDermott says. "I'm pretty sure our brand of music could best be described as a river of invaluable information

spoken at just the right temperature for skinny dipping," jokes the band. While the Brandon McDermott Band got their start on Galveston island and has developed a very loyal following there, they have fans all over the state and by no means do they limit their appearances to south of the causeway. The band has made their presence known in the Houston music scene and beyond, and has been sharing the stage with some of Texas music's biggest

names such as the Josh Abbott Band, Reckless Kelly, Aaron Watson, Brandon Rhyder, Honeybrowne and Bri Bagwell.

With the release of their first album, "Mile Marker Zero," the Brandon McDermott Band has really made their mark on the Texas/Red Dirt music scene. "There is a definitive honesty to the songs on the record... a 'been there, done that, why do you think I'm drinking?' quality" that most people can relate to. The album, which is available on iTunes and Amazon, does a great job at capturing the energy and enthusiasm the band brings to their live shows. Currently the band is gearing up to return to the studio to begin recording their second album.

On Saturday April 20th, The Brandon McDermott Band will be rolling into the Cyfair area for the first time to bring their brand of Texas/Red Dirt Music to the exciting Cypress Saloon. Their live shows have drawn impressive reviews from country music publications and industry people

alike; and promises to be chock-full of fun energetic music that is guaranteed to make all in attendance have a heck of a time and asking for more. So mark your calendars, call your friends, put those boots on and make plans to be at the Cypress Saloon on April 20th for the first of hopefully many more visits from the Brandon McDermott Band. You won't be disappointed.

[www.brandonmcdermottband.com](http://www.brandonmcdermottband.com)

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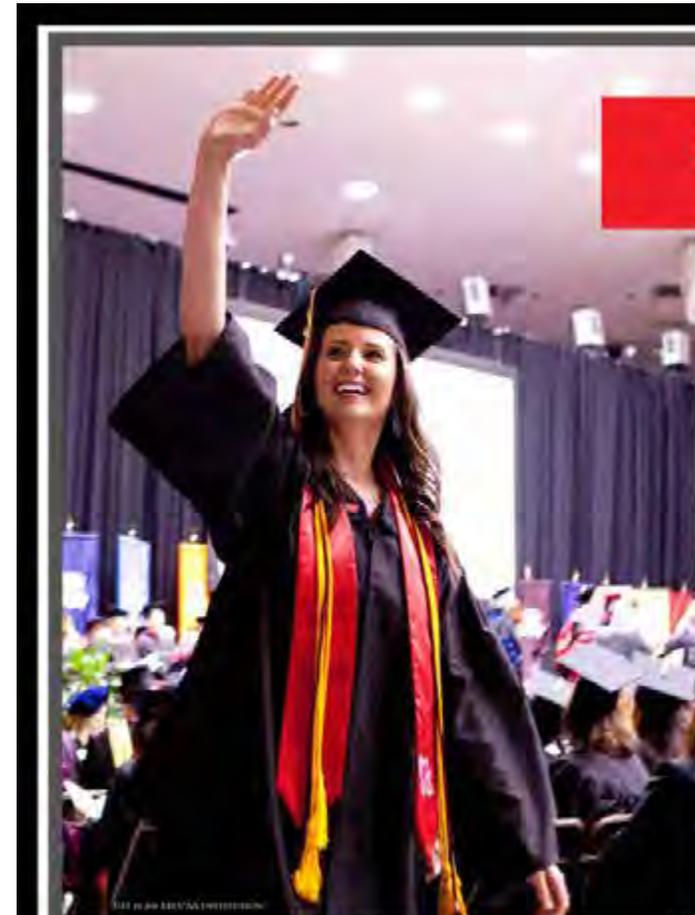
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