

2020
MARCH



NEWSLETTER



Our monthly HOA meetings are held the 3rd Tuesday of each month at the Clubhouse, 8:00 PM

THE Summerfield Estates SENTINEL

Summerfield Homeowners Association

BOARD OF DIRECTORS

Leigh Ann Gombac
President

Roger Metzler
Vice President

Aniece James
Secretary

Tony Lawrence
Treasurer

Bob Chesterman
At Large & ACC

Managed by:
MASC Austin Properties, Inc.
945 Eldridge Road
Sugar Land, TX 77478
(713) 776-1771
Leticia Gomez,
Property Manager

BOARD UPDATE: ANNUAL MEETING AND POOL REGISTRATION SCHEDULED FOR 2020

COME TO THE ANNUAL MEETING AND YOU MAY WIN A \$100 GIFT CARD!

The Summerfield HOA Annual Meeting will be held Tuesday, April 14, 2020, at 7 p.m., at the Clubhouse. There will be one position available for a three year term.

If you are interested in running for a position, please submit your request in writing providing your name, address, telephone number and email address via one of the following means:

- Email - lgomez@mascapi.com
- Fax - 713-776-1777
- Mail – Summerfield Estates Homeowners Association, Inc., c/o MASC Austin Properties, Inc., 945 Eldridge Road, Sugar Land, TX 77478.

Each homeowner will be mailed a Proxy/Absentee Ballot. We ask you to complete and mail, fax or email your completed ballot in time to reach our office no later than Monday, April 13, 2020. Your

attendance at the meeting would void any proxy on record. By mailing the Proxy/Absentee Ballot in advance, you will be assured a voice in the election of the HOA Board Members.

If a quorum is not attained at the annual meeting, there will be a meeting of the Board of Directors immediately following, at which time the Absentee Ballot Election will be completed.

If you paid your 2020 annual assessment on or before January 31, 2020, you have a chance to win a \$100 gift card. The drawing will be held at the annual meeting.

Pool registration will begin at the annual meeting. Please see the insert in this newsletter for the pool tag registration form, which includes additional dates for pool tag registration. We hope to see you at the annual meeting!

2 ACC APPROVAL

Please get approval before making any changes to the exterior of your home

3 2020 ASSESSMENTS

The annual assessments are delinquent as of February 1, 2020.

4 COMMUNITY REMINDERS

Please see these important reminders about grass clippings, basketball goals and more.

REMINDER



END OF SCHOOL YEAR POOL PARTY!

Scheduled for Thursday, June 4, 2020, 6-8 PM.

We will have a DJ and raffles.

Pizza, cookies, drinks and Ice Barn Snocones will be served. Mark your calendar and plan to join the fun!



ACC APPROVAL

PLEASE GET APPROVAL BEFORE MAKING ANY CHANGES TO THE EXTERIOR OF YOUR HOME

Remember that any exterior change to your property must be approved by the Architectural Control Board. Please contact Brittany Austin, MASC Austin Properties, Inc., at 713-776-1771, before beginning any projects.

A Word About Fences

Fences shall be maintained as originally installed. Fences should be six feet (6') in total height including rot board. Replacement is permitted without the approval of the Architectural Control Committee, when such replacements matches exactly the fencing installed at the time of development. Clear fence sealants must be reviewed on a case by case basis.

SPRING HOME MAINTENANCE TIPS

TEST SMOKE AND CARBON MONOXIDE ALARMS

Check every smoke and carbon monoxide alarm in your home at least once a year. If they aren't working properly, you'll need to change the batteries or have the alarms replaced.

CHECK AIR FILTERS AND DUCTS

A proper heating and air conditioning unit means clean ducts and filters to circulate the cold or warm air throughout the home. If they're filled with dust, dirt or grime from years of use, it could prevent rooms from getting warm or cool when turned on. Check the ducts and filters for any dirt and clean and replace as needed. This should be a top priority for anyone who has allergies.

KEEP THE INSULATION UPDATED

During your professional home inspection, your inspector checked for proper insulation. But it's always good to understand how old that insulation is and whether additional layers could im-

prove energy efficiency. Revisit the insulation question occasionally to make sure what you have is adequate. You should also insulate your water heater and its pipes, since Houston is a climate with fluctuating temperatures, That way it doesn't have to turn on often to keep the water hot for baths, dishes and washing machines.

CLEAN OUT THE GUTTERS

To avoid roof damage during major storms, keep the gutters free of leaves and sticks that will prevent proper drainage. If you're nervous to do this yourself, hire a professional.

PRUNE AND TRIM THE LANDSCAPING

If it's been a while since you've done any landscaping or if your yard got a little out of hand during the winter, you may need to trim trees, prune shrubs and mow the lawn. To save money, you can trim or prune trees yourself, but hiring an arborist will ensure proper techniques are used.

REMINDER

Please do not put trash out before 6:00 p.m. the night before the scheduled pickup day. Garbage cans must be stored out of public view. Trash pickup days: Wednesday & Saturday. Heavy Pick-up is on Saturday. Republic Allied Services
281-446-2030



DID YOU KNOW? WE HAVE A NEW WEBSITE AND A NEW NEWSLETTER!

Yes, we have a brand new newsletter! We also spruced-up the community website as well: www.summerfield-website.com. We hope you like the new format and layout of our community newsletter and website!

COMMUNITY GARAGE SALE



Saturday, April 4th with a rain date of April 11th! The sale will begin at 8:00 a.m. and continue until 4:00 p.m. Ads will be placed in community newspapers to help attract potential buyers.



According to the CDC, more than a third of Americans don't get enough sleep—which is a recommended seven hours a night, by the way.

2020 ASSESSMENTS ARE NOW PAST DUE

The annual assessments are delinquent as of February 1, 2020. All past due accounts will be assessed a \$15.00 late fee, 10% per annum interest, and a \$10.00 per month collection fee until paid in full.

Your assessments are what allow your Board of Directors to maintain your community. This includes, but is not limited to, maintenance of the common areas, as well as other operational costs of the association (utilities, insurance, management and recreational activities). They also allow for improvements to the common areas and funding of reserves, all of which assist in maintaining the equity in one of your most important investments; your home.

We now offer additional online payment options. We accept e-check with your checking or savings account with no fee, a debit card with VISA or MC logo with a fee of \$4.95, and a credit card with a 2.95% transaction fee. For online payments please visit the association website at www.summerfield-website.com.



School Safety

- Always stop for school buses that are loading or unloading children.
- Be on the lookout for school zone signals and ALWAYS obey the speed limits.
- When entering a school zone, be sure to slow down and obey all traffic laws.
- Watch out for school crossing guards and obey their signals.
- Be aware of and watch out for children near schools, bus stops, sidewalks, in the streets, in school parking lots, etc.
- Never pass other vehicles while driving in a school zone.
- Never change lanes while driving in a school zone.
- Never make u-turns while driving in a school zone.
- Never text while driving in a school zone.
- Avoid using a cell phone, unless it is completely hands-free, while driving in a school zone.
- Unless licensed to do so, never use handicap or emergency vehicle lanes or spaces to drop off or pick up children at school.

PLEASE PICK UP AFTER PETS - THANKS!



It doesn't take much to remember that we have pets in our community. In fact, if you don't watch your step, you're liable to step in one such reminder!

Besides being unsightly and smelly, animal waste can be hazardous to the health of our children who play in the community and other pets. One of the most common forms of disease transmission between dogs is through fecal matter.

When walking your dog in our community, remember that it should be leashed. Also, it is important to remember to immediately clean up after your pet. Take along a baggie with you to pick up waste and then dispose of it properly.

By taking a few simple steps to clean up after your pet, you can contribute not only to the beautification of our community, but also towards the elimination of one of the most irritating nuisances in a neighborhood. Thank you for your cooperation!

Summerfield Homeowner's Assn.
c/o MASC Austin Properties, Inc.
945 Eldridge Road
Sugar Land, TX 77478

PRSR STD
US POSTAGE
PAID
HOUSTON, TX
PERMIT #8327

HELPFUL PHONE NUMBERS

EMERGENCY	911
Fort Bend County Sheriff's Department	281-341-4665
Pct. 4 Commissioner (commpct4@fortbendcountytexas.gov)	281-980-2235
Animal Control	281-342-1512
Courthouse Information	281-342-3411
Chamber of Commerce	281-491-0800
Poison Control Hotline	800-222-1222

FBISD

Oyster Creek Elementary School	281-634-4280
Macario Garcia Middle School	281-634-3160
Austin High School	281-634-2000

Oak Bend Medical Center	281-341-3000
Republic Allied Services	281-446-2030
Reliant Energy (Electric)	713-207-7777
CenterPoint Energy (Gas)	281-342-6665
Windstream Telephone	281-490-9290
Water M.U.D. #25 (waterdistrict25.com)	281-277-0129
Comcast	866-856-0277
Call Before You Dig	811

WEBSITES

Ft. Bend County Library
www.fortbend.lib.tx.us
MASC Austin Properties, Inc.
www.mascape.com

SUMMERFIELD COMMUNITY REMINDERS

GRASS CLIPPINGS

Please keep in mind that all grass clippings and debris should be cleaned up from the streets after doing yard work. If left on the street, they will end up in the sewer drains and cause poor drainage for water.

A green rectangular button with the word "reminder" in white lowercase letters.

BASKETBALL GOAL STORAGE

All portable basketball goals must be stored up against the home or in the driveway when not in play.

GARAGE SALE SIGNS

If you put out signs to advertise your garage sale, please remember to take them down as soon as the sale is over.

STREET/CURB DAMAGE & STREET LIGHTS

If your street has holes, concrete missing, curb damage or is sinking in spots, please report it to Fort Bend Road and Bridge at 281-342-4513. To report a street light out, contact CenterPoint at CenterPointEnergy.com/outage.

FORT BEND M.U.D. #25

Fort Bend M.U.D. #25 Board Meetings are held the second Friday of each month. The meetings begin at 5:30 p.m. in the Conference Room adjacent to the M.U.D. Office on Old Richmond Rd.

NO PARKING ZONES

Please observe the NO PARKING ZONES throughout Summerfield Estates during the hours of 9:00 AM and 2:00 PM when school is in session.