

SOUTHWYCK HOA

March 2007

Southwyck Community Association, 2615 Bay Area Blvd. Houston, TX 77058
www.SouthwyckHome.com Info@SouthwyckHome.com 281-480-2563

A community of 1675 homes

Welcome to the Southwyck Community Association Neighborhood Newsletter

Editorial Policy

This newsletter content is determined at the sole discretion of the Southwyck Community Association, Inc. Board of Directors. The purpose of this newsletter is to promote the Southwyck community and inform its residents of activities, issues, and events. The Southwyck Community Association BOD also utilizes this newsletter to inform residents of issues which, in its opinion, may directly affect our residents' property values and quality of life.

Silverlake HOA Termination of Recreational Facilities Agreements

The Silverlake Homeowner's Association (HOA) Board of Directors terminated the agreement concerning shared use of recreational facilities on December 14, 2006. These two agreements were between (1) Silverlake HOA, Inc. and Southwyck Section IV and (2) Silverlake HOA, Inc. and Southwyck Section I. This termination resulted in the following limitation of recreational facility use:

- The 2715 Southwyck Parkway Silverlake pool, park, tennis facilities, and clubhouse will be available only to members of the **Silverlake Homeowners Association**
- The Southwyck Lake Park, playground and volleyball courts located on Northfork Drive and Shelby Drive will be available only to members of the **Southwyck HOA**.
- The 3131 Morgan Road pool, playground, and baseball field will be available only to members of the **Southwyck HOA**.
- The exercise park located on Morgan Road at Bentley Drive will be available only to members of the **Southwyck HOA**.
- The Northfork Road at Huntington Way pool, playground and soccer field will be available only to members of the **Southwyck HOA**.

Southwyck residents will be receiving forms in the mail for use of the Southwyck pools. Signs will be posted on all Southwyck recreational facilities outlining resident usage and limitations.

ANNEXATION - December 31, 2006 - Southfield Village, Huntington Park, Southglen, and Emerald Pointe residents are also residents of the City of Pearland.

MUD INFORMATION AND BOARD STATUS

- The City of Pearland assumes all the MUD assets, debts and obligations upon annexation.

The City's website: www.cityofpearland.org

POLICE SERVICES (281-652-1100)

STREET MAINTENANCE & DRAINAGE (281-652-1900)

- The City will take over maintenance including sidewalks.

GARBAGE SERVICE (Utility Billing Dept. 281-652-1603)

- The City has a contract with Waste Management for **garbage bags only**. Only bags may be placed at the curb for pickup.
- New city rates are currently being negotiated with Waste Management for your garbage service, but will not exceed \$13.29 per month per residence.

WATER & SEWER BILLING (281-652-1603)

- The MUD water deposit was transferred to the City of Pearland.
- The utility bill consists of water, sewer and garbage service. Water is currently billed at \$10.89 a month and includes a minimum consumption of 2000 gallons.

ANIMAL CONTROL (281-652-1970)

- Cats and dogs are required to be registered with the City. A current Rabies Certificate is needed and tags can be purchased at the Animal Control office. The annual fee is \$10 for neutered pets and \$20 for pets not neutered.
- New residents have 60 days to register pets.
- Animal Control will routinely patrol all neighborhoods, respond to stray animal calls, and enforce pet nuisance ordinances such as loud and/or unrestrained animals.
- Residents are allowed up to 3 cats or dogs in any combination.
- Cats and dogs must be on a leash or contained in a fence at all times. Animals cannot be tied outside of a fenced yard. Owners must have physical control of pets at all times.
- Owners are required to pick up after pets in all public areas.

Southwyck Community Association, Inc. Board of Directors

Master Association

Richard Skotak - President
Kurt Evenson - Vice President
Sue Funkhouser - Treasurer
Jana Mellen - Secretary
David Haviland - Officer at Large

Section I Association

(Southglen, Emerald Pointe)

Lisa Hutching - President
Jason Simon - Vice President
Vicki Jackson - Secretary / Treasurer
Frank Tausch - Director
Audry White - Director

Section IV Association

(Huntington Park, Southfield Village, Edgewater Estates, Southmanor)

Richard Skotak - President
Duane Wardell - Vice President
Phil Connolly - Secretary
Sue Funkhouser - Treasurer
Jimmie Jefferson - Director

Section V Association

(Lakecrest Estates)

Lisa Fontenot - President
Victoria West - Secretary
John Polasek - Treasurer
Alexa St. Julian - Director
Johnnie Sandles - Director

Renovations to Park at Northfork Road and Huntington Way

Still in the construction phase at press time, the park is being renovated through the time and effort of Southwyck Section I and the generosity of MUD #1.

MUD #1 Directors:

Bill Cox, Jr.
Laura Brazil-Nichols
Loice Cottingham
Scott Lester
Sue Funkhouser
Attorney Paul Philbin

New swings, slides, picnic tables with shade covers, benches, and exercise equipment are spread throughout the park. More information about progress will appear in future newsletters and on our web site.



The new playground in Morgan Park - July 2006

HOA Status

The role of your HOA will stay the same after the city transition, continuing to maintain neighborhood parks and enforce deed restrictions. While the City does not enforce deed restrictions, through its Code of Ordinances, the City provides an additional level of neighborhood protection that is often easier and less burdensome to enforce than deed restrictions. Some of the relevant codes dealing with nuisances include:

- High weeds and grass
- Junk or abandoned vehicles
- Fence in need of maintenance
- Off-premise signs (bandit or snipe signs placed within the right of way)
- Trash and debris

Southwyck Lake Park

Current plans for the park near the lake at Northfork and Shelby are a work in progress. Negotiations are underway with the board of directors for Brazoria County M.U.D. #2 to possibly fund a renovation of the outdated park equipment. The M.U.D. board has agreed to take on the drainage problem initially before making any decisions about park renovation. They have hired an engineering firm to conduct a survey of what is needed. Hopefully, this will clear up the standing water issues that we all face at this park.

In addition to negotiating with the M.U.D. board, the Southwyck Master Association recently replaced all the picnic tables, benches, and added outdoor grills to the park for this Spring season. There are other plans in place to update the landscaping as well as the outdoor structures that cover the brick area in front of the lake.

If you are interested in participating in the park renovation, please contact Jana Mellen at jmellen@houston.rr.com. Committees will be formed once there are formal decisions handed down regarding the financing of the project.

Morgan Road Baseball Field

Upgrades are completed on the Baseball field. The following is a reminder of the guidelines for use of the field:

The following guideline was established by the Southwyck Section IV Homeowners Association so that all residents will have access to the baseball field facilities in a fair and equitable manner.

SCHEDULING OF ORGANIZED TEAMS:

Any organized team with Southwyck resident members, youth or adult, must reserve the field. The team having the highest number of players who live in Southwyck will be given first choice when scheduling practice times. The team with the next highest number will be given second pick, and so on. In case of two or more teams having the same number of residents, priority will be determined by coin flip. Any and all other remaining teams will then be scheduled following the same rules.

Organized teams will be required to submit a roster of team members and coaches for verification.

SCHEDULING FOR SOUTHWYCK RESIDENTS:

Any Southwyck homeowner may reserve the field for group use. Reservations will be accepted on a first-come, first-serve basis.

RULES FOR GENERAL USE:

Field users must follow rules established by the Deed Restrictions for use of common areas.

Field users may be required to show proof of residency

FOR RESERVATIONS CALL: 281-997-7316

Visit us at www.SouthwyckHome.com

Chili and Ribs Cook-off

Reserve April 28 on your calendar for the First Annual Chili and Ribs Cook Off and BBQ Dinner at the Southwyck Lake Park. Check our web site for the latest information. This event will be a fund raiser for the Brazoria County Women's Shelter and the Southwyck Lake Park renovation. 🍅

Baby Pool

Southwyck, Section IV has gone kid friendly! It began last year with the new playground equipment being installed at the 3131 Morgan Road Park. Now they are in the process of installing a brand new 14 X 24 foot baby pool with a water mushroom spray umbrella and air bubbler. This pool will be adjacent to the existing adult pool, making it convenient for observing all of the "kids". As funds allow, plans are to add palm trees and a picnic patio.



Breakfast with Santa

On December 9th Southwyck Master Association held its 2nd annual Breakfast with Santa and Toy Drive at the Southwyck lake park off Northfork. With some help from neighbors and friends throughout the county, this year's event was a giant success with an estimated 600 residents in attendance. Santa was there for kids to take photos. There was a train, a moonwalk, the Brazoria County race car, a Christmas ornament craft, and, of course coffee, hot chocolate, and pancakes.

The event was free, but everyone was asked to bring an unwrapped toy. There were so many toys that it took three truckloads to take them away to the Brazoria County Women's Shelter and the Starlight Foundation. Both groups were grateful for our help and the Shelter director said they were given so many toys that they will save some for birthday parties throughout the year.

The event was truly a collaborative effort. Starbuck's donated the coffee and hot chocolate and the store manager actually came out to serve it! IHOP donated all the pancakes and syrup and we had contributions from candidates Anthony DiNovio and Mike O'Day. The Sheriff's office, including the Sheriff, Capt. Foreman, and several deputies provided Santa, additional hands for serving, a photographer, delivery of toys to the Shelter, and brought their new race car for everyone to tour. County Commissioner Matt Sebesta and his wife showed up early with Santa's chair and set up, worked the event, then cleaned up. Many thanks to our county officials!

There was also a very large group of residents who helped make this event a success. To name a few, Section V President Lisa Fontenot donated decorations and helped shop for new ones. Michelle Huber created the ornament craft and manned the table. Jenn Williams, Ann and Chris VanHoose brought and set up the large tents we used. Deonna Clark managed a neighborhood effort to get flyers distributed to each section. Big thanks to all of you who brought toys. Let's do it again next year.

Important Phone Numbers

Brazoria Co. Sheriff (non-emergency) (281) 331-9000
 Brazoria County MUD (281) 398-8211
 CenterPoint Energy (713) 659-2111
 CIA Services (Section I) (713) 981-9000
 CMSI (Master Assoc)) (281) 480-2563
 Pearland City Government (281) 652-1600
 Pearland Fire (non-emergency) (281) 652-1913
 Pearland High School (281) 997-7445
 Pearland Independent School District (281) 485-3203
 Pearland Mayor's Office (281) 652-1654
 Pearland Ninth Grade Center (281) 727-1600
 Pearland Parks and Recreation (281) 652-1673
 Pearland Police (non-emergency) (281) 652-1100

Pearland Utility
 Billing (281) 652-1603
 Repair (281) 652-1900
 Pearland Volunteer Fire Department (281) 485-3098
 Pearland Water, Sewer, Garbage (281) 652-4065
 Power Outages (713) 207-2222
 Rogers Middle School (832) 736-6400
 Section IV (713) 268-6298
 Section V afontenot1@houstonrr.com
 Silvercrest Elementary School (832) 736-6000
 Silverlake Elementary School (713) 436-8000
 Waste Management (281) 487-5000

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 2615 Bay Area Blvd.
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Prsrt. Std
 U.S. Postage
PAID
 Pearland, TX
 Permit #695.

We're on the Web!

Visit us at:

www.SouthwyckHome.com
