

# SUGAR MILL

## RESIDENTIAL NEWSLETTER

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COMMITTEE MEETING ARE NOW  
BEING HELD IN PERSON.  
PLEASE CONTACT YOUR COM-  
MITTEE CHAIR TO ATTEND THE  
NEXT MEETING.

BOARD MEETINGS BEING HELD  
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TIMES.

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HOUSTON, TX 77079

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COMMUNITY ASSOCIATION  
MANAGER  
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## Spring & Summer!

*Spring has bounced into our lives and Summer is practically upon us.*

Get out those shade and swim suits!  
Pool season has arrived.

Pool tags will be handed out in person on the following days. Only Sugar Mill residents that are current on their HOA dues are eligible for admittance to our neighborhood pools.

**May 13th at the Lake Center Pool**  
**May 20th at the 7th Street Pool**  
**May 27th at the Lake Pool**

### Summer Kick off Movie at the Pool: May 27

We are in need of volunteers for the event! If you'd like to help, please email the HOA board and we can get you in touch with the Party Planning committee: SUGMILL@CiraMail.com

## Large Trees & ACC

Reminder: Sugar Mill is committed to maintaining a beautiful community. It is important to remember that the removal of large trees from your property must be approved by our ACC committee.

# REMINDER



### SWIMMING LESSONS!

LEARN TO SWIM - OPEN TO ALL AGES

### COMMUNITY SERVICE

TOP 10 REASONS TO VOLUNTEER

### PICKLES EVERYWHERE!

PICKLEBALL COURTS

## Fishing Season

Fishing season is in full swing! We have recently restocked Misty Lake and the fish are abundant! Best times for fishing are mornings and evenings. Best bait: worms. Please remember, Misty Lake is Catch and Release Lake.



## NextDoor: the app

NextDoor is a web-based mobile platform that brings communities together. Their slogan is: By bringing neighbors together, we can cultivate a kinder world where everyone has a neighborhood they can rely on.

Just like any other social media platform, NextDoor can be used to foster a sense of community and inclusiveness... OR it can be used as a bullhorn for idiocy. The choice is truly in the hands of those that use the platform.

**IMPORTANT NOTE:** The Sugar Mill HOA board does not officially monitor or respond on NextDoor. While anonymously attacking people in the virtual world may feel good in the moment, it really just makes you seem silly and unneighborly.

## Full Pool Schedule:

### 7th street Pool:

**May 27-August 9:** Open 1PM-8PM

|           |         |
|-----------|---------|
| Sunday    | 1PM-8PM |
| Monday    | Closed  |
| Tuesday   | 1PM-8PM |
| Wednesday | 1PM-8PM |
| Thursday  | 1PM-8PM |
| Friday    | 1PM-8PM |
| Saturday  | 1PM-8PM |

**August 12-September 4:** Open

|          |         |
|----------|---------|
| Saturday | 1PM-8PM |
| Sunday   | 1PM-8PM |
| Monday   | 1PM-8PM |

### Lake Pool:

**May 27-August 9:** Open

|           |          |
|-----------|----------|
| Sunday    | 10AM-8PM |
| Monday    | 10AM-8PM |
| Tuesday   | Closed   |
| Wednesday | 10AM-8PM |
| Thursday  | 10AM-8PM |
| Friday    | 10AM-8PM |
| Saturday  | 10AM-8PM |

**August 12-September 4:** Open

|          |          |
|----------|----------|
| Sunday   | 10AM-8PM |
| Saturday | 10AM-8PM |
| Monday   | 10AM-8PM |

## Pool Waiver

2023 Pool waiver. Please use this QR code to access the pool page on our website for pool information and the pool waiver form.



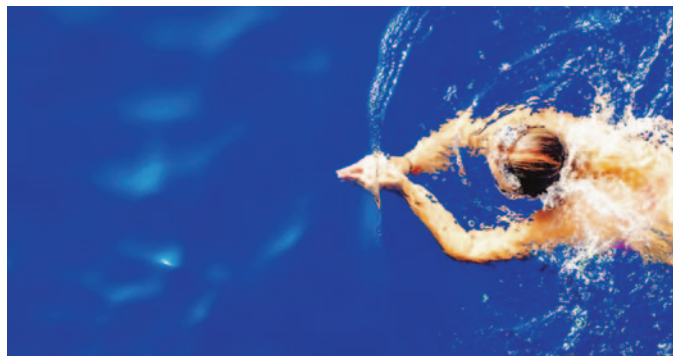
## Swimming Lessons

*Can't swim? We've got good news!*

### SWIMMING LESSONS AT THE 7TH STREET POOL!!!

We are happy to announce that over the summer Sugar Mill residents will have swimming lessons available within walking distance! We have partnered with the SWAT swimming club and will be hosting them at Sugar Mill's 7th Street pool during off hours.

SWAT has some of the most competitive prices in Houston, all of their instructors are Red Cross certified and they accept all age ranges.



**Lessons will be held from June 5 thru July 28, 2023  
(M-T-W-TH from 8:30 ~ 11:30 am)**

Please reach out ASAP to register because these time slots will fill up FAST!  
Please see the link below for registration!

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

<https://www.teamunify.com/team/guswat/page/lesson-registration>

## Cul-de-sacs

Do you live on a cul-de-sac and want to make money? Right now the Sugar Mill HOA is looking for people to help water our neighborhood cul-de-sacs.

If you are interested in participating in this program please email our board:  
[SUGMILL@CiraMail.com](mailto:SUGMILL@CiraMail.com)



## Poo Patrol!

While our 4 legged friends are, at many times responsible for being affectionate towards us, we humans are responsible for disposing of their waste properly. There are doggy waste stations provided for our little friends. There you will find small plastic bags (feel free to use two bags if your dog leaves particularly large 'steaming divots') and a waste basket for the bag.

Picking up after your pet is more than courteous. Pet waste affects more people and places than just your yard. Did you know that most fecal coliform found in urban stormwater comes from non-human origins? When people do not clean up after their pets, animal waste can get into the storm drains, contaminating the water and our environment.

In fact, it is illegal to leave your dog's waste on any property that you do not own! The law is stated in Sec. 3-13 and Ord. No. 1722, § 1 in Sugar Land's codes and ordinances.

How silly you will feel if you receive a ticket for being a irresponsible pet owner? Be a good neighbor and pick up after your pet! For more information about the codes and ordinances please visit [www.sugarlandtx.gov](http://www.sugarlandtx.gov).



# Community Service: Top 10 Reasons To Volunteer

## **#10: *It's good for you.***

Volunteering provides physical and mental rewards. It:

Reduces stress: Experts report that when you focus on someone other than yourself, it interrupts usual tension-producing patterns.

Makes you healthier: Moods and emotions, like optimism, joy, and control over one's fate, strengthen the immune system.

## **#9: *It saves resources.***

Volunteering provides valuable community services so more money can be spent on local improvements.

The estimated value of a volunteer's time in California is \$26.87 per hour based on the Corporation for National & Community Service.

## **#8: *Volunteers gain professional experience.***

You can test out a career.

## **#7: *It brings people together.***

As a volunteer you assist in:

Uniting people from diverse backgrounds to work toward a common goal

Building camaraderie and teamwork

## **#6: *It promotes personal growth and self esteem.***

Understanding community needs helps foster empathy and self-efficacy.

## **#5: *Volunteering strengthens your community.***

As a volunteer you help:

Support families (daycare and eldercare)

Improve schools (tutoring, literacy)

Support youth (mentoring and after-school programs)

Beautify the community (beach and park cleanups)

## **#4: *You learn a lot.***

Volunteers learn things like these:

Self: Volunteers discover hidden talents that may change your view on your self worth.

Government: Through working with local non-profit agencies, volunteers learn about the functions and operation of our government.

Community: Volunteers gain knowledge of local resources available to solve community needs.

## **#3: *You get a chance to give back.***

People like to support community resources that they use themselves or that benefit people they care about.

## **#2: *Volunteering encourages civic responsibility.***

Community service and volunteerism are an investment in our community and the people who live in it.

## **#1: *You make a difference.***

Every person counts!

## How to Organize Your Travel Plans

Traveling soon? Don't just rely on Post-it notes and your email inbox. Thanks to all the travel apps and websites that have popped up in recent years, organizing your travel plans has never been easier.

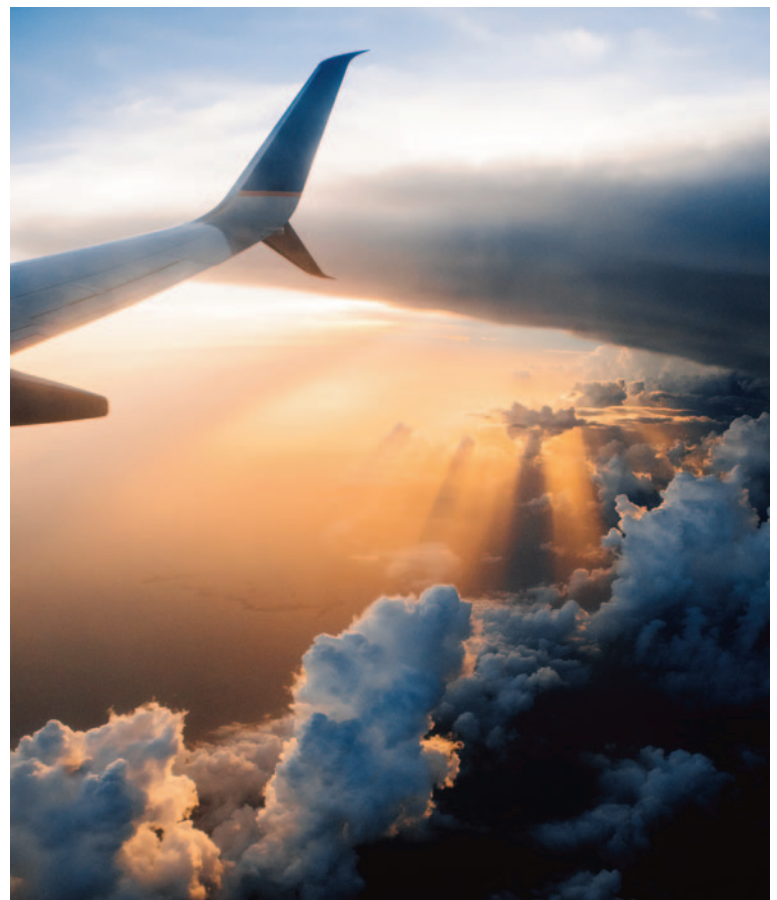
Here are a few of the most popular:

**For finding airfare:** Google Flights, Kayak and SkyScanner help you draw a quick baseline for cost of flights. They also suggest alternative days to travel if you can be flexible on your travel dates to save a little money.

**For researching hotels:** TripAdvisor offers thousands of consumer reviews along with photos that have been uploaded by travelers rather than advertising professionals. If you do arrive at a hotel and don't like it, apps HotelTonight and Roomer can help you find a suitable (and likely discounted) alternative there on the spot.

**For keeping track of your details:** Flight times, your hotel's address, rental car info, confirmation numbers — so many numbers you want at your fingertips when traveling. TripIt and TripCase are two apps that strip out unnecessary information and put what you need to know from confirmation emails into a well-ordered itinerary. They're both free, but you can pay \$49 annually for a more robust TripIt Pro with extra features like notifications of gate changes and alerts when a better seat becomes available.

**For road trips:** iExit tells you what services are where at various U.S. highway exits so you can decide whether to wait or turn off now. Roadtrippers finds all the great American roadside attractions as well as restaurants and other services that are close. And GasBuddy compares gas prices of all the nearest stations.





### CALL VICKI!

**DOING GOOD  
IN THE  
NEIGHBORHOOD**

*If you are Buying or Selling in Sugar Mill,  
call Vicki Haislup at 281-844-0093 or  
vickih@waynemurray.net.*

*I'm fully committed to providing you with what  
my company calls "The Weichert Difference" - a  
noticeably higher level of service that will make  
your real estate experience easy and stress-free.  
I would welcome the opportunity to make a  
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REAL ESTATE AGENT  
Vicki Haislup

# Top 10 Tips to Make the Most of Your Summer

Summer is a time to relax, have fun, and enjoy the warm weather. But it can also be dangerous if you don't take precautions. To help you make the most of your summer, we've put together this list of the top 10 tips for staying safe and having a blast. From sun safety to avoiding accidents, these tips will ensure you have a safe and enjoyable summer season. So don't miss out on the fun - read on for our top 10 tips for making the most of your summer!

- 1) *Wear sunscreen!*
- 2) *Drink lots of water.*
- 3) *Eat healthy and nutritious meals.*
- 4) *Exercise regularly.*
- 5) *Get enough sleep.*
- 6) *Stay hydrated.*
- 7) *Wear comfortable clothes.*
- 8) *Protect your skin.*
- 9) *Use insect repellent.*
- 10) *Have fun!*



## Pickles Everywhere!

Not literally. We are talking about our awesome Pickleball Courts. The recent addition of pickleball nets and lines have been met with great enthusiasm by Sugar Mill Residents. It's wonderful to see our amenities being used so frequently!

Facilities are open daily from 7AM to 10PM.

Please remember that you are responsible for cleaning up your own trash at the tennis facilities.

Also, only Sugar Mill Residents and accompanied guests are allowed to use the tennis and pickleball courts.

### For all you new Pickleballers, here are the Fabulous 5 Rules of Pickleball

- No volleying in "the kitchen"
- There must be one bounce per side.
- You must serve at the baseline.
- Serves cannot land in the non-volley zone.
- The game ends at 11, 15, or 21 points.



## Ways to Connect In Sugar Mill

Please know that we have multiple ways of communicating with our residents. Please find the best way you enjoy getting the Sugar Mill Community Association Local News-

### Website: [sugarmillhoa.net](http://sugarmillhoa.net)

Accessing the website allows you an array of options, from learning of pool hours, "Ask the Board," Community Documents, Deed Restrictions, ACC Applications and current pertinent information.

### Residential Portal: [realmanage.com](http://realmanage.com)

ACC Applications, payments, documents, monthly Board of Director Minutes, residential upcoming events, City Notices, etc.

RealManage: Property Management

16000 Barkers Point Ln #250, Houston, TX 77079

(866) 473-2573 Property Manager: Maria Leal

### EmailBlast:

[SUGMILL@Ciramail.com](mailto:SUGMILL@Ciramail.com)

Please consider signing up for the "Email Blast" that is a direct link to being in the know of events as they are directed by the Property Management and distribute timely notices.

**Sugar Land 311:** Sugar Land adopted an option of communication, of dialing, "311" as an option to helping in areas of "All Sugar Land" related questions and help. By simply calling 311, a friendly City Representative will help in the efforts of directing you to the department or agency that meets your specific needs. So give it a try and "thank" Sugar Land City officials for placing this great accommodation for our community and city, needs. Sugar Land Upcoming Events

- [sugarlandtx.gov](http://sugarlandtx.gov) - Please remember that we have a wonderful site available that provides a wealth of information from paying your utility bills online to an Upcoming Holiday Events calendar. Be involved.

Be in the know. There is so much to encounter in our Great City of Sugar Land!

## Lies and Intrigue on the Internets

There has been a rash of inaccurate information and emotional rants on social media platforms with regard to our beautiful neighborhood, Sugar Mill. The internet is a wonderful place full of opinions. While we all appreciate others opinions, how can you ensure the information you've received about Sugar Mill is correct?

You can sign up to be on the Sugar Mill HOA email where we share pertinent information about our neighborhood. You can email the board directly. You can come to our monthly HOA board meetings that are open to all residents.

However, it is important for Sugar Mill residents to know the the HOA board does not use NextDoor or any other online social platform to share information.

## COMMON VIOLATIONS

As part of the monthly inspections in the community, our property management team has noticed several common deed restriction violations, such as:

-Trash cans not being stored out of sight on non-trash collection days. You must store your trash receptacles properly, out of sight, at the street level. This is not only an HOA violation, but a city one as well. You can be cited.

-Storage Pods and similar containers being parked in resident's driveways. You must get ACC approval, so please, before you consent to having this item located on your driveway or property, you need to go to the RealManage Residential Portal, and file an ACC form. If you do not file this with our property management, and receive an approval, you will be in violation and the process will begin.

-Commercial Vehicles - simply you are not allowed to park them in your driveway or on the city streets. An immediate violation can and will be filed with the City of Sugar Land Code Enforcement, as well as a violation with your HOA. Please refer to the city-of-sugarlandtx.gov or your HOA websites.

-Vehicles parked the wrong direction on city streets/ and sidewalks. You may not be aware, but this is a traffic infraction with the City of Sugar Land Police Department, and you can be cited. So please park your vehicle properly and off of all city sidewalks, this includes the sidewalk between the street and your driveway. We need to adhere to this policy, and keep this area cleared for all residents.

-Roof, painting, fence replacing etc. - You must obtain an ACC Approval for any improvement, upgrade, replacement or repair to your home. It is just the facts. If you do not, you will be in violation. For those renting their homes, you must comply as well to all deed restrictions. All 1037 homes must follow the same rules. Please make the effort and file for an approval, and avoid any issues.

The above are "common" and there are many other details to cover. Please know that by simply reviewing the content on our websites, will allow you to be "In the know." Every issue listed is mandated by the State of Texas, filed with the County of Fort Bend and we must uphold the law, to ensure a safe, secure, beautiful community.



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## HOW TO LOWER YOUR ELECTRICITY BILL

1. Check seals on windows, doors and appliances: Make sure your fridge and freezer are well sealed to keep the cold air where it belongs. The same goes for doors and windows. A bad seal allows energy to seep out, draining your wallet in the process.
2. Fix leaky ductwork: Improve the efficiency of heating and cooling systems by repairing leaky heating, ventilation and air conditioning ducts.
3. Give your thermostat a nudge: Set your thermostat back 10 to 15 degrees when you're asleep or away from home. Doing so for eight hours can lower your annual heating and cooling costs by around 10%. A programmable thermostat does the work for you.
4. Adjust your fridge and freezer temperature: Set your fridge to 38 degrees and your freezer between 0 and 5 degrees. This will keep your food fresh, but your fridge and freezer won't need to work as hard to maintain the temperature.

## MARTHA'S TIPS AND TRENDS TO HELP MAXIMIZE HOME BUYING AND SELLING

*Helping buyers and sellers fulfill their real estate dreams for 36 years.*

### Front Porch Design Ideas That Work

Depending on the space available, a porch can serve as a small haven to escape bad weather or an outdoor room for relaxing with family and friends. Here are a few design tips for outdoor entry spaces, big or small.

- 1 Give your door a color boost. Painting the door with an unusual color will draw the visitor's eye and set you apart from other homes. Think about updating the hardware if it has seen better days.
- 2 Spruce up the floor. Natural wood decking can be refreshed with a good cleaning, sanding and new stain or specially formulated porch-and-patio paint.
- 3 Style with planters. Containers of green or flowering plants can add a friendly and homey touch, especially where space is tight. Just remember to water frequently—or use artificial plants if you're not a gardener.



- 4 Add an outdoor rug. Select a throw rug that will resist moisture and sun. Or avoid the hassle by painting a "rug" right onto the floor.
- 5 Furniture that fits. Measure your space before selecting furniture, then pick pieces that suit your porch's style and purpose.



**Martha Lusk, CRS, ASP**  
 Realtor, Re/Max Southwest  
 Accredited Staging Professional  
**713.826.2331**  
 mlusk@windstream.net  
*Sugar Mill resident for 33 years.*

*Experience, Honesty and Integrity*



*Sugar Mill Specialist and Waterfront Specialist*

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NATIONAL ASSOCIATION OF REALTORS® and abide by its Code of Ethics. Work with a REALTOR® who belongs among the top 4 percent in the nation. Contact a CRS today.

**Do you know someone who is thinking of buying or selling a home? Please mention my name.**

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