

Meetings

Meetings are held at:
Sugar Land First United
Methodist Church
431 Eldridge Road
Sugar Land, TX 77478.

Architectural Control
Committee Meetings are
held the second Tuesday
of each month in Room
608 at 7:00PM.

Lake Committee Meetings
are held the second
Tuesday of each month in
room 600 at 6:30PM.

NEW! Landscape
Committee Meetings are
held the second Monday
of each month in room
600 at 7:00PM.

Board of Directors
Meetings are held the
third Monday of each
month in room 600,
(unless otherwise noted)
at 7:00PM.

HOA Annual Meeting is
held the last Tuesday in
March of each year.

For more information,
please contact Terri Salter
at MASC Austin
Properties, Inc. at:
(713) 776-1771 or
tsalter@mascap.com.

From The Board:

The Sugar Mill HOA Board is currently working on developing the 2015 budget for operation of the association. The Board uses the 2014 budget and actual spending to date for the year 2014 to develop the 2015 budget. For example, our costs for water in 2014 are less than the budgeted amount, so the Board has reduced the budgeted amount for water for 2015 and allocated the excess funds to other areas. The budget and the 2015 HOA dues will be finalized at the November Board meeting. Invoices for the dues will be sent out in December. Payment is due by January 31, 2015.

The HOA owns approximately 20,000 linear feet of fencing. The fencing is primarily cedar wood and concrete. In several areas of Sugar Mill (such as along Jess Pirtle Dr.), the fencing borders homeowners' property. Homeowners whose property abuts the HOA owned fencing are responsible for keeping trees and other landscaping on their property trimmed such that it does not come in contact with the HOA-owned fencing. There should be no ivy or other "spreading" vines growing from the homeowner's property onto any part of the fencing. Damage to HOA-owned fencing caused by homeowner's landscaping will be repaired by the HOA. The costs of such repairs will be billed to the responsible homeowner's account.

On Wednesday, November 12, City Council Member Steve Porter is hosting a District 1 Town Hall meeting from 6-8 PM. The meeting will be held at the T.E. Harman Center located at 226 Matlage Way (across the street the post office). Several topics will be discussed including updates on the City's new emergency medical service plan, drainage projects and the Union Pacific Railroad work. Please come out and take this opportunity to meet Mr. Porter and show him that residents of Sugar Mill are interested in what is happening in the City of Sugar Land.



As part of the Union Pacific railroad project, the crossing at Schlumberger Dr. will be closed from November 3 to November 15. The crossing at Industrial Blvd is scheduled for closure from November 17 to November 26, and the crossing at Dairy Ashford is scheduled for closure from December 1 to December 13. In early 2015, the new tracks will be installed. This work will require additional crossing closures.

Thanksgiving, Christmas and New Year's holidays are all on Thursdays (normal trash collection day) this holiday season. Trash and recycle will be collected on the Fridays immediately following these holidays.

Have a safe and Happy Thanksgiving.

Thanks,

Sugar Mill's Board of Directors

New Architectural Modifications Request Form:

Please note, there's a new, revised Architectural Modifications Request Form posted on our website. The new form can be found on our website at: www.sugarmillhoa.net (in the Documents section, click on the link labeled Architectural Control).

As a reminder, there are several items needed by the Architectural Control Committee before processing your application:

The following list represents items needed by the Architectural Control Committee in order to expeditiously approve your request for modifications, additions, and/or alterations to homes and improvements to or on the property (i.e., roof repair/replacement, shutter repair/replacement, repainting, even if it is the same color, fence repair/replacement, etc.) Without them, the committee will have to deny your request until all information is received. The following items are non-returnable as they are kept in our files for future reference. Please complete and submit the Architectural Modification Form (found on the website) to the committee for its review at the next meeting. The Architectural Control Committee meets on the **SECOND TUESDAY** of each month, at **7:00 P.M.** at the **FIRST UNITED METHODIST CHURCH, (THE EDUCATION CENTER) 431 ELDRIDGE, ROOM 608.** Or you may return it to the address stated at the bottom of the form or the fax number and it will be placed on the agenda. You will be notified of the Committees' decision by mail or you may call the Management office, at 713-776-1771 to be informed by phone.



- 1) A completed Architectural Modification Form (found on the website) which includes the homeowners name, street address, estimated start and completion date.
- 2) All items described below are needed to understand and envision how the improvement or alteration will look upon completion.
 - a. ALL SUBMISSIONS for new construction, additions or new structures (i.e. storage sheds, swimming pools/spas, patio covers, etc.) MUST INCLUDE A COPY OF A CERTIFIED PROPERTY SURVEY (copy must show certified seal) indicating exact location of easements, and building set back lines.
 - b. Photo of the exterior of your home.
 - c. Picture, brochure, detailed sketch, or sample of the improvement in its completed stage along with color samples.
 - d. List of ALL materials used to construct the improvement or alteration.
 - e. Detailed description of how the improvement or alteration will be affixed to the house, garage, ground and/or other existing structure.
 - f. Dimensions: Height, Length, Width, Depth.
 - g. Elevations from natural ground to the peak of improvement.
- 3) If drainage of water is concerned, a detailed description of direction of drainage flow and where flow empties.
- 4) If multi-level improvements are concerned, elevations of each level from natural ground must be included.
- 5) Roofing information MUST include: warranty (25/30yr., we recommend 25yr) color sample, Weight (300# or heavier), photo of house, brand of shingle and sample of the shingle to be used.
- 6) ALL pool submissions MUST include a detailed drawing indicating the proposed location of the pool equipment.

Submission of this application does not include any separate requirements that the owner may have with respect to obtaining any necessary permits from the City, County, or State, and that any such requirement(s) should be independently investigated by the owner prior to commencing any construction or undertaking to make the improvement that may be approved.

Marion's Fishing Corner



Adjusting Your Fishing Style

This is a great time of year to fish, but I have mixed emotions. I've said many times before that by far, my favorite way to fish is slowly working plastic worms and jigs in and around brush-piles and other types of heavy cover. But with the onset of autumn weather and the cooler water temps that it brings, this isn't always the best approach. Oftentimes during the fall season, fast moving crankbaits are a better choice for coaxing a response from fish that are wanting to fatten up for winter. So this brings me to a subject that we discussed last fall, noisy lures versus quiet lures. Both have a place in our arsenal this time of year, and here are a few general guidelines to consider the next time you are enjoying some quality time on the water.

When to use noisy lures:

In murky or off-colored water- Bass have to find your lure before they can strike it. When the water is murky or under low-light conditions, internal rattles in a jig or crankbait are beneficial. Also, loud gurgles or pops from a topwater bait can help them home in for the kill, even when they can't actually see the bait.

In heavy brush-type cover- I'll choose to work a weedless rattling jig or plastic worm with a glass rattle insert in the thickest part of the cover, then shake it repeatedly. The noise generated will sometimes alert a bass to the lure's presence and eventually provoke a strike.

When going for a reaction strike- Sometimes a noisy lure can draw a strike when a bass is not actively feeding. It seems that a predator fish

will eat a noisy lure just to eliminate the annoyance.

When to use quiet lures:

In clear water on bright sunny days- A bass is primarily a sight-feeder. Under these conditions I like to use crankbaits that have no internal rattle and plastic worms that make no unnatural sounds.

Right after a cold front and whenever the bite is slow- When fish are inactive and not cooperating, I'll fish small, quiet crankbaits and plastic worms in and around the best cover I can find. For me, non-rattling finesse jigs and crawfish type worms are also a good choice.

When bass are short-striking- When fish are striking your crankbait or topwater bait but not getting hooked, it could mean that something about your presentation just isn't quite right. In this instance, try changing the color of your lure, or switch to a lure with no rattles and see if it makes a difference. A simple adjustment like this can sometimes increase your hookup ratio.

So just keep these things in mind as the season progresses. Sometimes the most subtle changes can add to your overall fishing success.

Remember to catch and release, because a bass is too valuable of a resource to catch just once....

Good Luck, Marion

Article written by Marion Raska who has lived in Sugar Mill and fished on Misty Lake for over 24 years.

The Fort Bend County Sheriff's Office has issued a scam alert concerning suspects posing as law enforcement officers or IRS agents.

The Sheriff's Office Fraud Unit is investigating several cases where individuals impersonating a law enforcement officer or IRS agent tell a victim that he or she must pay a fine or risk being jailed or in some cases, deported. The victims are told to purchase pre-paid credit cards to pay for the fines.

The callers continually urge the victim to go to a store and load cash onto pre-paid cards. Once the victim transfers funds onto the card, the perpetrator then tells the victim to give them the unique 14-digit identification number on the back of the card.

The suspects then usually transfer funds onto other pre-paid cards and ultimately launder the money out of country.

Although this is not a new scam, the Sheriff's office is working several cases that have occurred within the past several weeks.

These cases remain under investigation. Anyone who may have knowledge of the suspects involved may call Fort Bend County Crime Stoppers at 281-342-TIPS (8477).

Free Computer Classes Being Offered

Fort Bend County Libraries' Adult Services staff at Sugar Land Branch Library, 550 Eldridge, will present a variety of free, introductory technology classes in November. The classes will consist of a hands-on introduction to basic skills for people who would like to learn more about using these computer programs. "Hands-On Internet" will take place on Thursday, November 13, beginning at 10:15 am, in the Tech Center. This class presents a basic introduction to navigating the World Wide Web. "Computers 101 & Mouse Practice" will take place on Saturday, November 22, beginning at 10:15 am, in the Tech Center. This class provides a basic introduction to using computers.

Fall Lawn Tips:

Care of your lawn in the fall is as important as in spring and summer. Regular care is the key to an attractive and healthy lawn through the fall and winter months. Here are a few things you can do to help your lawn survive the winter and recover vigorously in the spring.

Fertilization: Fall fertilization is the key to prolonging fall color and promoting early spring recovery of the lawn. It helps produce a dense turf that resists winter weeds. Fertilizer used in the fall should be higher in nitrogen and potassium and lower in phosphorus. Grasses fertilized this way have shown greater survival during winter months than those fertilized with high phosphorous. Use a 3-1-2 ratio formula or buy a "winterize" product of your choice, allowing for good coverage. The "slow release" will feed through early November, and with continued regular watering, produce a hardy root stock to survive the winter.

Watering: When your lawn goes dormant during winter months, it is important to remember the grass is living and needs moisture for survival. During the winter, if it doesn't rain for several weeks, then the lawn should be irrigated. Irrigation before a hard

freeze is helpful in reducing freeze injury to the grass. It takes much colder air temperatures to lower the temperature of a moist soil than that of a dry soil.

This is also the time to put out the pre-emergent chemicals to control unwanted weeds and grasses. First, identify the type of weed you need to control. Check with your nurseryman for his recommendation. Brown Patch and Take-All Root Rot are two fairly common fungal diseases that affect St Augustine grasses. Both could become active once the severe, intense stress your lawn has endured due to the terrible summer heat gives way to milder, wetter weather.

Now may also be a good time to start planning for landscape enhancements you want to make next season. Sure, remodeling the kitchen helps. But, dollar for dollar, you can sometimes get more green from a green lawn than you do from those inside projects.

You can begin to enhance the lawn and landscape for your home by deciding what you want to see. Lawn, shrubs, trees, flowers, flower beds, rock, backyard patio with plants, pool, the sky is the limit!

“Love your lawn now and it will love you back come Spring time!”



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Robert Sheffield	Vice-President	281-242-0453	rsheffield81@comcast.net
Hank Ochel	Treasurer	214-293-4376	hank_ochel@me.com
Debra Blesener	Secretary	281-242-7384	debrablesener@gmail.com
Jared Maxson	Asst. Secretary	832-622-3461	jaredmaxson@hotmail.com

Sugar Land Dispatch	281-275-2525
Sugar Land Police	281-275-2020
Sugar Land Fire Dept	281-275-2851
Sugar Land City Hall	281-275-2700
Sugar Land Library	281-277-8934
Sugar Land Post Office	800-275-8777
Police, Fire, Ambulance	911
Sherriff's Department	281-341-4700
Crime Stoppers	281-342-8477
Kempner High School	281-634-2300
Sugar Land Middle School	281-634-3080
Sugar Mill Elementary	281-634-4440
Fort Bend ISD	281-634-1000
Animal Control	281-275-2596

MASC Austin Properties, Inc.
945 Eldridge Road
Sugar Land, Texas 77498

Terri Salter
Property Manager
713-776-1771 / TSalter@mascapi.com



Did You Know?

Bulky Waste pick up day in Sugar Mill has been changed to the first Tuesday of the month. The garbage/recycling/green waste pickup days remain the same.

DOGGONE It!



If you are Buying or Selling in Sugar Mill
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send email to vickih@waynemurray.net.



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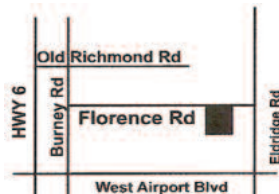
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- Have You Gotten One of **THOSE** Letters from Your HOA?
- Have the Spider Pods and Mud Dobbers Taken Over **YOUR** Home?

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LENORA "SISSIE" GOFF REALTOR SUGAR MILL RESIDENT

Fabulous Fall is a great time to put your home on the market. Just because it is cooler weather though, does not mean the heat is off in the Buyer market. Call me to see how fast the homes are selling in our neighborhood.



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FALL TUNE-UP CHECK-LIST: Homeownership comes with its share of routine seasonal tasks and chores. Get your home ready for fall and winter with these tasks:

Indoor Tasks:

- When you turn clocks back, change the batteries in smoke and carbon monoxide detectors.
- Install weatherstripping where needed around the windows.
- Have the furnace professionally inspected.
- Dust blinds and vacuum curtains throughout the house.
- Clean kitchen and bathroom cabinets and

throw away outdated food, medicine and cosmetics.

- Change or clean furnace filters.
 - Clean kitchen appliances inside and out, including refrigerator coils.
 - Maintain clean drains by adding one-half cup of baking soda followed by one-half cup white vinegar. After 10 minutes, flush with boiling water.
 - Change A/C filters. Consult mfr. instructions.
- #### Outdoor Tasks:
- Clean gutters and downspouts.
 - Inspect the roof and chimney for cracks and damage, and have them repaired.
 - Remove hoses from spigots and drain, and store indoors, coiled and flat.
 - Store outdoor furniture and cushions.



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Painting Priorities

If you don't have the time or budget to paint the exterior of your home, focus on one or two areas, such as the front door or window trim.



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

This newsletter is for informational purposes only and should not be substituted for legal or financial advice.

If you are currently working with another real estate agent or broker, it is not a solicitation for business.

Sugar Mill Specialist and Waterfront Specialist