

COUNTRY  
VILLAGE



# THE COUNTRY VILLAGE

YOUR  
COMMUNITY  
NEWSLETTER  
SUMMER 2017

# BRIEF

## From The Board:

### Welcome Our Newest Board Members!

The Board would like to welcome our two newest board members Wenni Guo and Michael Smith to the Country Village HOA Board. Wenni and Michael were appointed on June 15th to fill the two vacant Board positions. Michael will serve as Vice President and Wenni will serve as a Director. The new Board members look forward to serving the community.

### Country Village Fall Garage Sale

Mark your calendar. One day only. October 21st from 8:00 AM to 2:00 PM. For more information, please contact community volunteer Jan Switzer at 281-497-5255

### Caution: Coyote Spotted

CAUTION: A coyote has been spotted in the neighborhood. Although coyotes are typically afraid of humans, they may target free-roaming pets. The City of Houston advises that coyotes have adapted well to suburban and urban living. They are, as are all wild animals, attracted to pet food. Feed your pets inside and please keep pet food in a secured area with a tight fitting lid.

### Need To Report Street Conditions/Street Light Out?

Report poor street conditions or if street lights are out to 3-1-1. Remember to use the City of Houston's 3-1-1 system to report the problem through the online service tool at [www.houston311.org](http://www.houston311.org) or by calling 713-837-0311. Please include pictures of the problem area. In locations where there is no longer a curb please request the city mill off all previous layers and have a new overlay put down.

Country Village Board of Directors

## BOARD OF DIRECTORS

Allen Teague	<a href="mailto:ateague5@gmail.com">ateague5@gmail.com</a>
Nathan Feldpausch	<a href="mailto:ngfeldpausch@spectraenergy.com">ngfeldpausch@spectraenergy.com</a>
Nelson Ocampo	<a href="mailto:ocampo.nelson@gmail.com">ocampo.nelson@gmail.com</a>
Wenni Guo	<a href="mailto:wenniguo@hotmail.com">wenniguo@hotmail.com</a>
Michael Smith	<a href="mailto:mjs1307.countryvillage@gmail.com">mjs1307.countryvillage@gmail.com</a>

## IMPORTANT NUMBERS/INFORMATION

**Management Company:** 281-531-0002  
RealManage, Manager: Amber Parker  
16000 Barkers Point, Suite 250 Houston, TX 77079

**Constable:** 281-463-6666

**Trash Company:** 713-787-9790  
V.F. Waste Services  
[www.vfwasteservices.com](http://www.vfwasteservices.com)

Pick up days are Monday and Thursday. We also have recycling pickup every Wednesday morning. If you need a bin, please email [couvilla@ciramail.com](mailto:couvilla@ciramail.com) and they will contact VF Waste and have a bin dropped off at your home.

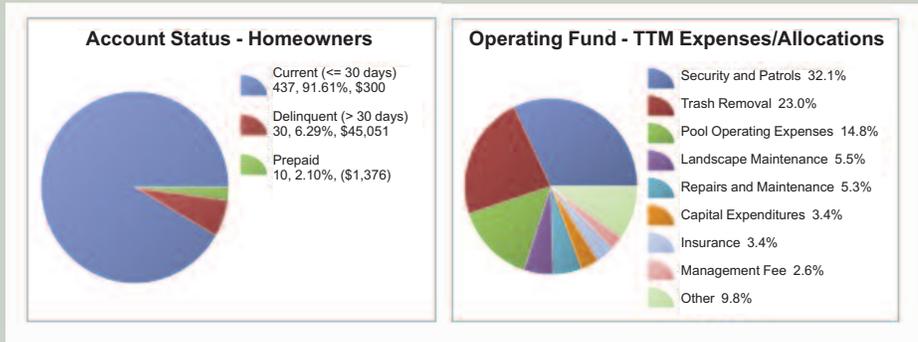
**Pool:** 713-771-7665  
Greater Houston Pool Management

**Clubhouse Rentals:** 281-531-0002 ext. 1303  
Call Amber Parker for availability and to request a rental form or via email to: [couvilla@ciramail.com](mailto:couvilla@ciramail.com). Forms are also available on either our website, [www.countryvillagehoa.org](http://www.countryvillagehoa.org) or RealManage's portal at [www.realmanage.com](http://www.realmanage.com). Deposit is \$200.00. Rental fee is \$100.00.

**Community Website:** [www.countryvillagehoa.org](http://www.countryvillagehoa.org)

# COUNTRY VILLAGE FINANCIAL UPDATE

Through June only 91% of all community annual dues have been paid, so the Board is working to collect the remaining/outstanding dues to support 2017 budget. Kind regards, Allen Teague, CV Treasurer



## Book Club

The CVWC Book Club's August 14th meeting will be held at Amanda Seiler's home. Her address is 1726 Warwickshire Dr. Her phone number is 281-589-1335. The book for August is *"In a Dark, Dark Wood"* by Ruth Ware. Sue Beck will host the September 11th meeting at her home at 11919 Ashmead Dr. The book for September will be *"My Grandmother Asked Me To Tell You She's Sorry"* by Fredrick Backman. If you have any questions regarding the CVWC Book Club, please contact Sandy Wake at [skwake1@aol.com](mailto:skwake1@aol.com).



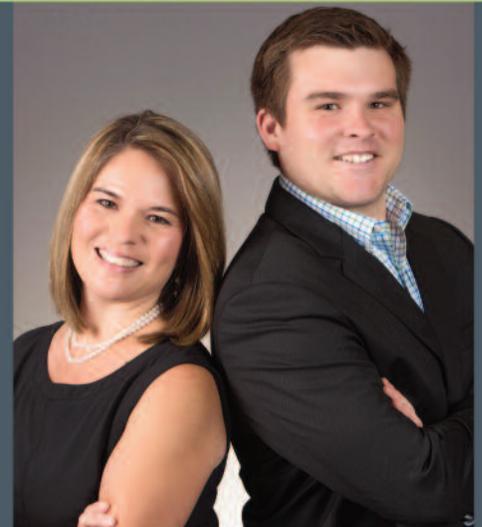
## MID YEAR MARKET REPORT

January 1, 2017 - July 12, 2017

Number of Homes Available	12
Pending Sales	1
Number of Homes Sold	20
Highest Sales Price	\$550,000
Lowest Sales Price	\$252,000
Average Sales Price	\$338,765
Average Sales Price per Square Ft.	\$137.60
Average Days on Market	48

We hope you enjoy this mid year market report. If you would like a free market analysis, need tips to get your home ready for sale or have a real estate related question, do not hesitate to call, or send us an email.

## THALIA & JOSH GUDERYON



281.220.1515

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# 2017 POOL SCHEDULE!

## June 2nd through August 20th

Mondays	Closed
Tuesdays	10:00AM – 9:00PM
Wednesdays	9:00AM – 8:00PM
Thursdays through Saturdays	10:00AM – 9:00PM
Sundays	9:00AM – 8:00PM

## August 21st through September 4th

Mondays through Fridays	Closed
Saturdays	10:00AM – 9:00PM
Sundays	10:00AM – 9:00PM

Exceptions:  
Monday, September 4th (Labor Day) 10:00 AM – 9:00PM

## NEWS YOU CAN USE

### Vacation Watch

Don't forget to alert the constables if you are going on vacation or will be away from your home for an extended period of time. They will do additional patrols in your area if they know you're going to be gone. You can complete the Vacation Watch form online at [www.constablepct5.com/online-forms](http://www.constablepct5.com/online-forms). Or you can call the constables at 281-463-6666.



### Pet Reminder

Please pick up after your pets when walking them throughout the community. The Board continues to receive complaints from residents regarding this issue. Also, all dogs must be on leashes when walking them in the neighborhood.

### Watch out for School Buses!

Did you know that passing a school bus that is loading or unloading children is illegal? The law states that even if you are on the opposite side of the road, driving in the opposite direction, you may not pass the bus unless the road is divided by a median, the bus has begun moving again, they have removed their little Stop Sign or turned off their flashing red lights, or unless the driver has waived you on. Hefty fines of up to \$1,000 for violators! When driving in school zones, be alert and watch out for children.

## Heavy Trash Pick-up

Thursday is the day that heavy trash is picked up. You must call VF Waste at 713-787-9790 to request heavy trash pickup. If you put something out for regular trash pickup, and it is NOT picked up, then please call VF Waste to let them know to schedule a pickup at your home. There are times we will see discarded furniture, pieces of concrete, old appliances, large tree limbs etc. in front of homes, and these items will need to be scheduled to be hauled off.



Thanks in advance for your help.  
Country Village Board of Directors

## In The Spotlight



Just wanted to share with everyone that our friend and neighbor Holly Flynn Vilaseca was appointed to the HISD Board of Education in January 2017, by unanimous vote of the trustees, to represent District VI. HISD's District VI encompasses 22 schools of which 15 are elementary, 4 are middle and 3 are high schools.

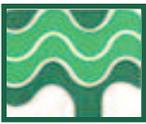
Holly began her education career in 2004 at HISD's Windsor Village Elementary School, where she worked as a bilingual pre-kindergarten teacher and has gone on to accomplish many achievements in her career. Holly is committed to the success of every child, every day. We are so fortunate to have Holly volunteer her time in this very important appointment where it directly affects all our children.

Holly has been featured in Latino Leaders Magazine, is a Rotarian, and has served on the City of Houston Mayor's Hispanic Advisory Board for Annise Parker and Sylvester Turner.

Holly and her husband (Nelson Ocampo) moved into Country Village in 2015. I am sure you recognize Nelson's name as he too volunteers, currently he is on our Country Village Board.

Congratulations Holly – your Country Village friends and neighbors are so PROUD of you!

*If you haven't done so already, please pay your dues as soon as you can.*



## COUNTRY VILLAGE

Want to advertise in this newsletter? Contact Prepared Publications at 281-652-5802 or via email at: [info@preparedpublications.com](mailto:info@preparedpublications.com) for ad rates.

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### Call Before You Dig

Building a deck? Planting a tree? 811 is the new number you should call before you begin any digging project.

A federally-mandated national "Call Before You Dig" number, 811 was created to help protect you from unintentionally hitting underground utility lines while working on digging projects. People digging often make risky assumptions about whether or not they should get their utility lines marked due to concerns about project delays, costs and previous calls about other projects. These assumptions can be life-threatening.

Make a call for every digging job – even small projects like planting trees or shrubs. If you hit an underground utility line while digging, you can harm yourself or those around you, disrupt service to an entire neighborhood and potentially be responsible for fines and repair costs.

A recent study revealed that nearly half of homeowners who plan to dig this year won't call 811 to learn the approximate locations of buried gas, electric, communications, water and sewer lines before digging, putting their safety and the safety of others at risk. So, before you dig, call 811.

### Please Help Keep Our Community Looking Great!

Every minute a sack of fast-food trash gets thrown from a vehicle's window. Did you know that 33 percent of all littered garbage is fast food waste? Styrofoam containers take many years to decompose. It also takes many years for aluminum cans to biodegrade, of which these make up 28 percent of incorrectly disposed trash. Littering certainly doesn't help the environment but most importantly it hurts humans as well as resulting in the deterioration of our planet. Reversing neighborhood litter and pollutants back to green environments is our challenge.

Littering is letting trash or garbage lie in an open place or area. Litter is not only an eyesore it also has very bad effects. Plastic shopping bags are an example. They have become a big issue as their light weight makes it easy for them to travel in the wind. This kind of litter gets stuck in trees, fences and storm drains. This plastic bag litter also impacts the health of smaller wild animals.

If you see litter in the community, please pick it up and dispose of it properly. It is good practice to recycle the litter you've collected, if at all possible. Contact Harris County's recycling center (713-694-8435) for advice on whether certain materials should be collected separately, where they should be taken on how they should be disposed.

To protect, save and improve our environment from litter it first starts making observations and changes at home where we live, in our neighborhood and beyond.

Green is possible when we start by cleaning up our own litter. We should be doing this for the good of the earth and its wildlife and humans, as we are the only ones who can make that change. Thank you for helping to keep our neighborhood beautiful.

