

West Bellfort Property Owners Association

www.westbellfortpoa.com

Monthly Newsletter

July 2019



WBPOA BOARD MEETING
Tuesday, July 23rd 6:30pm
Braesridge Clubhouse
10810 Braesridge Drive



WBPOA BOARD MEMBERS:

Barbara Hite, President
Jeannette Calhoun, Vice President
Phil Abrams, Secretary
Marc Warren, Treasurer
Mari Angelo, Board Member
Pesach Baral, Board Member
Asher Belles, Board Member
Joy Cunningham, Board Member
Ben Helstein, Board Member
Isaac Herbst, Board Member
Eleni Saatsoglou, Board Member
Allen Segal, Board Member
Marcy Williams, Board Member

NOTE: Both garbage and recycle pickups for Thursday, July 4th have been rescheduled for Friday, July 5th due to the Independence Day Holiday.

CITGO Freedom Over Texas – Eleanor Tinsley Park
Thursday, July 4th, 4 pm-10 pm / \$8 online (\$10 door)
Enjoy musical guests Jake Owen and Kellie Pickler during this patriotic celebration in downtown Houston - See page 6 for additional July 4th events!

2019 POA DUES
THE 2019 WBPOA DUES ARE NOW PAST DUE. If for any reason you did not receive your notice, contact Sterling ASI as soon as possible at (832) 678-4500 and ask for Roxanne, Jeanenia or anyone at Sterling, who will be more than happy to assist you. For the POA to best serve the community and properly maintain our amenities, POA dues are to be paid promptly. Non-payment of dues severely impacts our community, as we cannot maintain the common areas, clubhouses, parks, pool and tennis court without your dues. **As such, non-payment of dues will restrict use of community amenities** as it is not correct to allow usage to those whom are not paying for the upkeep.

POA DUES – ADDITIONAL INFORMATION
Payment coupons for POA dues were **are not an agreement to enter into a payment plan; however, there is a payment plan option.** However, you must have selected the payment plan option before the end of February. **If for any reason you were not be able to make payments or select the payment plan option prior to the deadline, then please contact Sterling or your POA Board AS SOON AS POSSIBLE, as it is imperative that the HOA receives payments so as to stay in line with the 2019 Budget.** If you lost the payment coupon, you are welcome to pay **via the WBPOA website** or to mail your payment to the following:
West Bellfort POA
c/o Sterling ASI
PO Box 38113
Houston, Texas 77238-8113
Please specify the property address you are making payment for in the memo line of the check; alternatively, you are welcome to include a separate piece of paper with the address and any other particulars to ensure your payment is properly applied.

WBPOA MANAGEMENT COMPANY

Roxanne Martinez, CMCA, AMS
Sterling Association Services
6842 N Sam Houston Parkway N
Houston, TX 77064
Phone 832-678-4500
Fax: 832-678-4510
Email: roxanne@sterlingasi.com
ROXANNE IS CURRENTLY ON MATERNITY LEAVE. IN HER ABSENCE, JEANENIA COLEMAN
(email: jeanenia@sterlingasi.com)
or any other Sterling Representative should be able to assist.

Ludington Clubhouse Rental
Joy Cunningham 713 / 417-8154
Joycunningham@sbcglobal.net

Braesridge Clubhouse Rental
Jeannette Calhoun 713 / 203-2407
jcalhoun@insurepointe.com

WBPOA is patrolled by :
Harris County Constable Precinct 7
Constable May Walker
Precinct 7 Dispatch 713-643-6602
Deputies assigned to WBPOA:
Sgt. J. Meek
Deputy Ferrettis
Deputy Manzanare
Deputy Pyland
Please contact your alarm company and have the Constable's precinct listed as the first police authority contact.

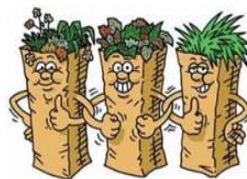


Volunteers Needed to Serve as Block Captains



Block Captains are residents who volunteer their time and efforts to The community to serve as “point persons” between the residents, the POA Board, its committees and The property management team.

You will not be asked to do anything that puts yourself in harm’s way. The time involved is minimal. By serving as the “eyes and ears” of The community, you will play a big part in keeping it safe, friendly and beautiful. You can even “co-share” and team up with a neighbor. If you have an interest in serving as a Block Captain, please contact any of the Board members or Roxanne Martinez of Sterling Management, or attend the upcoming WBPOA Annual Homeowners Meeting on **Tuesday, July 23, 2019 at 6:30pm.**



TREE/YARD WASTE PICK UP MONTH!
 Northfield III & IV (North of West Bellfort): July 11th
 Northfield V (South of West Bellfort): July 18th

Tree / Yard Waste
ODD months
 January / March /
 May / July /
 September / November

Junk / Heavy Waste
EVEN months
 February / April / June /
 August / October /
 December



Recycling in WBPOA

July 2019 Pickup Dates:
July 5th* & 18th

All WBPOA residents are on Schedule A/Thursdays for recycling pickup, which occurs every other week.

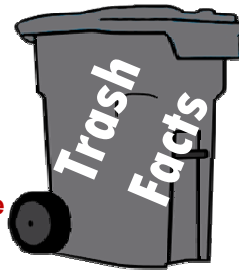
**The July 4th holiday reschedule date*



- Important Recycling Info:**
- Use the Green Bin for recycling ONLY
 - NO GLASS in the recycling bins
 - Recycle Schedule A – every other week
 - Pickup on Thursdays
 - Bins may be put at the curb late Wednesday evenings and must be at curb by 7:00am Thursdays
 - Bins MUST be removed from the curb on Thursday evenings
 - **Bins MUST be stored out of sight.**
 - Glass may be taken to:
 - Westpark Consumer Recycling Center, 5900 Westpark, Houston, TX 77057

Important Trash Facts:

- Regular pick up every Thursday
- Bins may be set out at the curb the evening before
- Bins **MUST** be removed from curb by Thursday evenings
- **Bins MUST always be stored out of site**
- **JUNK / HEAVY** trash / waste pickup is other month (“even”s)
- Junk / heavy trash can be taken to:
 Southwest Trash Depository / Recycle Center
 10785 Southwest Freeway
 Hours: Wed – Sun, 9am to 6pm
 Accepts junk and tree waste and recyclables



If for any reason a household has too much trash to fit inside the black garbage bin, residents can purchase city stickers to place on the outside of large plastic garbage bags. The stickers can be purchased from Fiesta or Seller’s Brothers customer service windows or at hardware stores. The stickers **MUST** be visible street side, or the bags will not be picked up.

Residents with physical limitations can contact 311 and complete a Solid Waste Pickup Request Form (for either regular trash or recycles, or both) to qualify for special pick up services. If qualified, city services will then pick up from the residents’ specified locations and return them to the same location when emptied. The location **MUST** be out of sight from the street, but accessible to the city services (ie, behind unlocked fence gate).

Our WBPOA Community

Security Meeting Update

The WBPOA held a Security Meeting on Wednesday, June 19th at the Sephardic Gan School. Present were Pct. 7 Sgt. Jon Meek and HPD Sgt. Derek Griffin who spoke of crime issues in the area and their recommendations to remain safe and protect your property as well. There were about 30 residents present and they had an opportunity to ask many questions about crime in our community. We believe this was a valuable and interesting gathering and we will plan to arrange another meeting in a few months. In the meantime, the WBPOA Board of Directors are ALWAYS interested in hearing from any concerned resident and you are always welcome to join us at the monthly board meetings typically held on the 4th Tuesday of each month @ 6:30 pm at the Braesridge Clubhouse located at 10810 Braesridge @ Bankside. **July's meeting will be Tuesday, July 23rd.**

Community School

School is out for the summer, but that doesn't mean you can use Braesridge as your personal speedway during the summer – the speed limit is 30 mph, not 130. Please SLOW DOWN, pay attention to the speed limit and stop signs in all areas of our neighborhood!



Community Parks

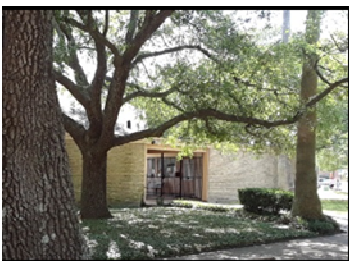


It is hot, but Kittybrook and Ludington Parks are always available for family “sun in the fun”!
Enjoy a great game of tennis at the community court!
It is always at your “serve”-ice!

NOTICE: Large amounts of trash are still being picked up at our community parks, especially at Ludington. Your HOA dues have to pay for the clean up, so please respect our community parks and ensure to place garbage in the bins that are provided. Thank you!



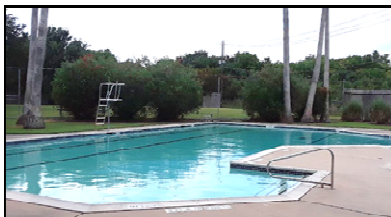
Community Clubhouses



Don't forget our clubhouses are always ready to host your Spring family events! Please contact Joy Cunningham to book the Ludington Clubhouse or Jeannette Calhoun for the Braesridge Clubhouse. Their contact details are on the front of the newsletter.



Ludington Pool



Our community pool is a great amenity for our neighborhood and is a great way to cool off during the hot summer months. Even though we do have lifeguards, it is absolutely critical to keep an eye on the little ones every second they are around the water. So enjoy the cool water, but be safe and pay attention to the pool rules – they exist to help keep everyone safe!

Community Involvement

We want you.... to be an active member of your community!! Come to a Board meeting, contact one of your POA Board Members or Roxanne Martinez of Sterling Management to find how you can serve on one of the Board committees or serve as a Block Captain!



THE IMPORTANCE OF CURB APPEAL

Your home is one of the most major investments you will make in your lifetime. Maintaining a home from the inside out is critically important to retaining its value over time. The more mature your home becomes, the more important it is to maintain it. This applies to your curb appeal as well.

Curb appeal is very important, not just for the appearance of your home, but for the entire neighborhood. Keeping up the appearance of the exterior of your home may not be as exciting as decorating the interior, but in many ways it is much more important. If a majority of the homes in the neighborhood are allowed to fall into poor condition, this screams “we don’t care about our homes”.

Attached to this newsletter is some further information about curb appeal. It should start with the condition of your house, the grass, landscaping, plants, fencing, etc. Little things like keeping bins out of sight, cleaning leaves out of the gutters, power-washing mold and fungus off the bricks or hosing the driveway may seem insignificant, but it all adds up to an attractive, well-kept appearance. Things like loud exterior paint colors, broken down cars, piles of trash, boats in driveway, falling gutters, broken fences can make your house look trashy and ill-maintained... and makes the entire neighborhood look trashy and ill-maintained. Worn down houses invite things like rodents, snakes and crime!

Your POA Board is charged with protecting the overall value and appearance of the neighborhood. Their duty is to ensure all homeowners follow the deed restrictions. The Board and property management company are not being “mean” by enforcing the rules and regulations – they are doing it because they care about the community and wish to protect not only your home values, but our neighbors as well. A poorly maintained community is a magnet for the criminal element. So by simply maintaining your home, inside and out, you are actively participating in maintaining your home value, the overall home values in the neighborhood and helping to reduce crime. Therefore, please do your part by respecting the rules and regulations of WBPOA. **REMINDER: any improvements or major exterior work to your home (front and back) including painting, landscaping, etc. must be approved by the ARC Committee. The ARC Committee approval form is located at the back of this newsletter.**

Grocery carts = convenient in stores In WBPOA = eyesores!

If you see empty grocery carts in the WBPOA subdivision, please call and report to:

Fiesta Mart: 713-272-2700
Gray and red or has Fiesta logo



Walmart: 713-771-4740
Green and gray or has Walmart logo

Joe V's: 713-721-0100

Texas Transportation Code - TRANSP § 545.302

Stopping, Standing, or Parking Prohibited in Certain Places

The City of Houston and the WBPOA are very strict about enforcing the State’s neighborhood parking regulations. Non-adherence to these regulations will result in a parking violations / fines from the City, as well as violation notices from WBPOA. **The homeowner illegally parked or whose tenants are illegally parked will be financially responsible for any resulting fees incurred by the WBPOA to enforce the regulations.**

Under 545.302(a), An operator may not stop, stand, or park a vehicle in the following manners:

1. on the roadway side of a vehicle stopped or parked at the edge or curb of a street;
2. on a sidewalk;
3. in an intersection;
4. on a crosswalk;
5. between a safety zone and the adjacent curb or within 30 feet of a place on the curb immediately opposite the ends of a safety zone, unless the governing body of a municipality designates a different length by signs or markings;
6. alongside or opposite a street excavation or obstruction if stopping, standing, or parking the vehicle would obstruct traffic;
7. on a bridge or other elevated structure on a highway or in a highway tunnel;
8. on a railroad track; or
9. where an official sign prohibits stopping.

(b) An operator may not, except momentarily to pick up or discharge a passenger, stand or park an occupied or unoccupied vehicle:

1. in front of a public or private driveway;
2. within 15 feet of a fire hydrant;
3. within 20 feet of a crosswalk at an intersection;
4. within 30 feet on the approach to a flashing signal, stop sign, yield sign, or traffic-control signal located at the side of a roadway;
5. within 20 feet of the driveway entrance to a fire station and on the side of a street opposite the entrance to a fire station within 75 feet of the entrance, if the entrance is properly marked with a sign; or
6. where an official sign prohibits standing



See a summary of the
parking regulations
attached to the
newsletter for a quick
reference.



JULY 4TH CELEBRATIONS

Enjoy one of these family events as you celebrate our independence! Most are free!

Events on Wednesday, July 3rd

Houston Symphony's Star Spangled Salute - FREE

Cynthia Woods Mitchell Pavilion: Starts 8:00pm / 2005 Lake Robbins Drive, The Woodlands



Events on Thursday, July 4th

Katy Freedom Celebration - FREE

Heritage Park: Activities 9:00am to 1:00pm / 6001 George Bush Dr, Katy
Katy Mills Mall: Fireworks 9:00pm / 5000 Katy Mills Circle, Katy



City of Bellaire Fourth of July Parade and Festival - FREE

Bellaire Town Square: 9:30 a.m. to 1:30pm / 7008 5th Street, Bellaire

Fourth of July Fireworks Show – Must purchase park ticket for entrance

Six Flags Hurricane Harbor Splash Town: 10am to 9pm / 21300 Interstate 45 North, Spring

Missouri City Fourth of July Celebration - FREE

Missouri City Buffalo Run Park: Activities start 6 pm / Fireworks start 9:15pm / 1122 Buffalo Run, Missouri City
Stadium seating available at Thurgood Marshall High School for fireworks

21st Annual Red, Hot & Blue Festival & Fireworks Extravaganza - FREE

Town Green Park and Waterway Square: 6pm to 10pm / 2099 Lake Robbins Dr, The Woodlands



4th of July Weekend at CityCentre – EVENT FREE / PARKING \$10

CityCentre: 7 pm to 11 pm / 800 West Sam Houston Parkway North, Houston

180th City of Galveston Celebration Independence Day Parade and Fireworks – FREE

Galveston: Starts 7:00 pm / Seawall Boulevard

ExxonMobil Summer Symphony Nights: Star-Spangled Salute - FREE

Miller Outdoor Theatre: / Starts 8:30pm <https://www.milleroutdoortheatre.com/>
6000 Hermann Park Drive Houston



Fourth of July at Kemah Boardwalk - FREE

Kemah: Fireworks start 9:30 pm / 215 Kipp Avenue, Kemah



CITGO Freedom Over Texas – Eleanor Tinsley Park
Thursday, July 4th, 4 pm-10 pm / \$8 online (\$10 door) / 500 Allen Parkway, Houston



Visit <https://www.ridemetro.org> for more info!



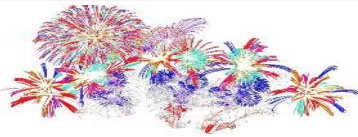
Before doing any new landscaping or other work on the exterior of your home, please remember to submit an ARC application (found at the back of this newsletter)



Houston's subtropical, humid climate means a constant battle with mosquitoes. They are so big it's almost as if they need their own air traffic control tower! But all joking aside, while mosquitoes do play an important role in our ecosystem (feeding birds and bats), they can be dangerous. See the flyer attached for helpful tips on keeping them under control!





<https://www.houstononthecheap.com/summer-fun-in-houston>



July 2019



Sun	Mon	Tue	Wed	Thu	Fri	Sat
	1	2	3	4 Independence Day	5 Rescheduled Trash & Recycle Pick Up	6
7	8	9	10	11	12 Tree/Yard Waste Pick Up North*	13
14	15	16	17	18 Recycle Pick Up Tree/Yard Waste Pick Up South*	19	20
21	22	23 WBPOA Board Meeting Braesridge Clubhouse 6:30pm	24	25	26	27
28	29	30	31			

* WBPOA – Northfield III and IV (North Side of West Bellfort): Junk Waste 2nd Friday of even months / Tree Waste 2nd Friday of odd months
 * WBPOA – Northfield V (South Side of West Bellfort): Junk Waste 3rd Thursday of even months / Tree Waste 3rd Thursday of odd months

WBPOA ASSOCIATION COMMITTEES	
<i>Please come to a Board Meeting if you wish to serve on a committee or as a Block Captain</i>	
Architectural Review (ARC):	Barbara Hite, Jeannette Calhoun, Eleni Saatsoglou, Allen Segal, Marc Warren, Marcy Williams
Clubhouse:	Jeannette Calhoun, Joy Cunningham
Landscape:	Marcy Williams
Newsletter:	Mari Angelo
Parks & Recreation:	Asher Belles, Isaac Herbst
Pool:	Phil Abrams
Safety:	Barbara Hite, Pesach Baral, Ben Helstein
BLOCK CAPTAINS:	Volunteers Needed!

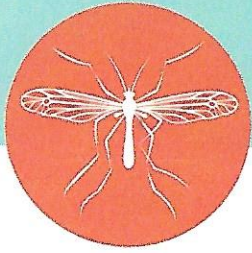


WBPOA residents can request vacation watches from Constable Precinct 7 for vacation planning needs. You can register for a deputy vacation watch by visiting the Precinct 7 website <https://constable7.harriscountytexas.gov> and select "Vacation Watch". Forms need to be completed at least 7 days in advance.

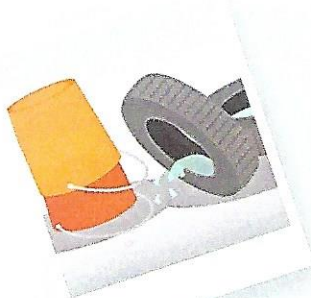


See Something, Say Something!

We have a great team of deputies who watch over our neighborhood, **BUT THEY CANNOT HELP YOU IF YOU DO NOT CALL.** Although getting on Nextdoor Northfield is helpful in alerting the community, it is not helpful to our constables – they don't read Nextdoor! So do your part by reporting suspicious activity directly to the authorities. Be sure to have the Constable Dispatch the first law enforcement contact for your home alarms. As always, if you see something suspicious, be sure to report it immediately –our patrol officers are quick to respond and will address issues ASAP. This also helps track what is happening around the area. **If you plan a trip out of town, please get registered with Precinct 7 for a vacation watch – our patrol officers will be happy to help keep an eye on your home.**



MOSQUITO PREVENTION TIPS



Eliminate Standing Water

Eliminating standing water is the best way to prevent mosquitoes from breeding. The earlier you eliminate standing water, the better off your home and neighborhood will be.

- > Birdbaths
- > Clean gutters
- > Compost should be turned over frequently
- > Pool covers
- > Toys and Kiddie pools
- > Wheelbarrows
- > Tires
- > Flower pots
- > Regular yard mowing



Use Repellents

When used as directed, insect repellent is the BEST way to protect yourself from mosquito bites—even children and pregnant women should protect themselves. Higher percentages of active ingredients provide longer lasting protection; look for these ingredients:

- > DEET
- > Picaridin (also known as KBR 3023, Bayrepel, and icaridin)
- > Oil of lemon eucalyptus (OLE) or para-menthane-diol (PMD)
- > IR3535

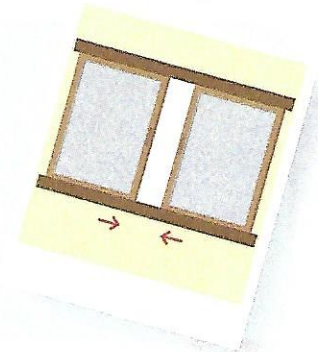


Keep Mosquitoes Outside

Use air conditioning or make sure that you repair and use window/door screens.

Cover Up

Wear long-sleeved shirts and pants. Light-colored clothing is best.



SYMPTOMS

- > Fever, rash, joint pain, headache, and conjunctivitis (red eyes).

AFFECTED AREAS

- > Cases have been reported in individuals who have recently traveled to South or Central America.
- > Outbreaks are occurring in many countries throughout Central and South America; the CDC publishes up-to-date travel alerts on their website.
- > Zika virus continues to spread, and mosquitoes have the potential to spread the virus locally.
- > As of February 3, 2016, the only locally transmitted case of Zika in the United States was likely sexually transmitted.



DIAGNOSIS

Your physician may request a laboratory test through the City of Houston public health laboratory; there are no rapid tests for the virus available.

TREATMENT

- > Zika virus disease is usually mild.
- > There is no specific treatment for Zika.
- > Persons who believe they are ill with Zika should seek medical attention.
- > People sick with Zika virus should get plenty of rest and drink enough fluids.
- > Prevent mosquito bites for 3 weeks to prevent spreading the virus.

Presented by
City of Houston

 /houstonSolidwaste  /HoustonHealth



Mayor Sylvester Turner



Stephen L. Williams, Director



Harry J. Hayes, Director

Recycle More

The City of Houston accepts recyclables at curbside, the Neighborhood Depository/Recycling Centers and drop-off facilities.

Examples of acceptable plastics and materials:



1 Plastics
Soft drink and water bottles



2 Plastics
Milk jugs, juice bottles, and food containers



3 Plastics
Detergent bottles shampoo bottles



4 Plastics
Condiment bottles



5 Plastics
Yogurt containers and empty medicine bottles



6 Plastics
Styrofoam blocks
(Not Accepted in Curbside Recycling Program. Accepted at the Westpark Recycling Center and ESC - South only)



7 Plastic
Large water bottles



Mail, Envelopes, and Paper



Newspapers, Magazines, Telephone Books and Catalogs



Aluminum & Tin Cans



Flattened Cardboard



Glass
(Not Accepted in Curbside Recycling Program. Accepted at Neighborhood Depository/ Recycling Centers and drop-off facilities.)



Used Motor Oil
Do not place in recycling bin. Place on curb or bring to Westpark or ECSs.

Follow us:

@houstontrash /houstonsolidwaste

www.houstonsolidwaste.org

or call 3-1-1 for additional information.

2019 Bi-Weekly Collection Schedule

Schedule A

Schedule B

City Holiday *(Follow the adjusted "Holiday Schedule")

January						
S	M	T	W	T	F	S
		1	2	3	4	5
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27	28	29	30	31		

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31						

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28	29	30				

May						
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June						
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July						
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August						
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October						
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27	28	29	30	31		

November						
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17	18	19	20	21	22	23
24	25	26	27	28	29	30

December						
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15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30	31				

- If your collection day is during the "A Week" then follow the schedule for the shaded yellow week. Ex: Thursday A service days in January are the 3rd & 17th.
- If your collection day is during the "B Week", you will follow the unshaded week's schedule. Ex: Tuesday B service days in January are the 8th and 22nd.

*For the Holiday Schedule and additional information, visit our website at www.houstonsolidwaste.org or call the Houston Service Helpline 3-1-1.

