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Important Numbers

Constable:
  Emergency 281-463-6666
  Non-Emergency 281-463-2446
Westlake Fire Dept. 281-492-0560
Crest Management 281-579-0761
Street Lights (CenterPoint) 713-207-2222
Poison Control 800-764-7661
Animal Control 281-999-3191

2017 HOA Directors

President James Matthews
Vice-President Victor Treat
Secretary Patrick Hughes
Treasurer Open
Director at Large Marcia Thomas
Dear Neighbors:

At our annual association meeting, which took place in March, we elected two new members to the Board of Directors, Patrick Hughes and myself James Matthews. During our most recent board meeting, I was elected to serve as the president of the board. Since many of you were unable to attend the annual meeting at the time I was elected to the Board of Directors you most likely have never met me in person nor seen the depth of my commitment to our community. My family and I have lived in Barkers Ridge for almost eleven years now. Like many of you, our home is and has been our biggest asset. We have raised two fine boys in this neighborhood and have brought them both through elementary and into High School with many of your children. So, believe me when I say, I do have the best hopes and intentions for our neighborhood.

I am a graduate of Texas A&M University with a degree in Environmental Geoscience and Geology. As an Environmental Geologist for a national engineering firm, I have performed work within numerous industries with various clients, vendors, and contractors. I have been active within the community especially in the area of the Barkers Ridge Swim Team of which I am currently president. I spent three years on the Board of Trustees at Bear Creek United Methodist Church where I was entrusted to help oversee a very large church campus and several construction projects. Given my many life experiences and my leadership qualities, I have been honored to teach a senior high Bible study at Second Baptist Church for the last few years.

I have many of the same desires to build and improve our community as many of you. I encouraged the Board of Directors as the president of the swim team to see that the bathrooms at the pool were updated for many years. I thank former President Jerald Garcia and the past years Board of Directors for doing the much needed repairs and updates. I plan on continuing the progress of improvements around our pool grounds and throughout the various neighborhood monuments. However, most of all I plan to diligently monitor our expenses and contracts so we may not have to raise our annual dues. Further, I plan to make sure that our liability as an association is limited through the utilization of sound contractors which carry both liability and workers compensation insurance.

Thankfully, I am not alone in this venture and there are three other board members ready and willing to work with me and with you to continue the excellence that is Barkers Ridge. The board and I are honored and appreciate the opportunity to lead this community through the next year. If you have any questions concerning our community, or if the board or I can assist you in any other matter, please contact me at brhoaprez@gmail.com.

Sincerely,

James Matthews
President, Barkers Ridge HOA
### Support your Neighborhood’s Small Businesses!

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<thead>
<tr>
<th>Name</th>
<th>Business/Service</th>
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<td>Amanda Karl</td>
<td>Sew Sweetly Divine</td>
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<tr>
<td>Alicia Ashdown Rios</td>
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<td>America Ortiz</td>
<td>Cleaning Services</td>
<td>713-480-7429</td>
</tr>
<tr>
<td>Andrea Robinson</td>
<td>Welcome Wagon</td>
<td>832-919-6351</td>
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<tr>
<td>Angela Renee Hamilton</td>
<td>Yard sign decorating</td>
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<td>Ann Batten-Bishop</td>
<td>Rodan and Fields</td>
<td>ambattenbishop.myrodanandfields.com</td>
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<td>Brian Moohead</td>
<td>VOM FASS Oils, Vinegars &amp; Spices</td>
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<td>Chances Connors</td>
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<td>chances.jamberrynails.com</td>
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<td><a href="https://nowpostme.com">https://nowpostme.com</a>. not my main business :)</td>
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<tr>
<td>Cher Burkhart</td>
<td>Cher’s Creations</td>
<td><a href="mailto:Chertbear31@stglobal.net">Chertbear31@stglobal.net</a></td>
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<td>Christine Bonilla</td>
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<td>Cindy Talmo</td>
<td>MaryKay</td>
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<td>Cristina Rios-Neigton</td>
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<td>Dave Wimpenry</td>
<td>Arbonne</td>
<td>davidwimpenry.arbonne.com</td>
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<td>Deborah Hughes</td>
<td>Young Living</td>
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<td>Diana Ikenberg Garcia</td>
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<td>Juanita Morone</td>
<td>Trya Beauty</td>
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<td>Karen Myran Crook</td>
<td>Mary &amp; Martha</td>
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<td>Kayla Ayala</td>
<td>Scentsy</td>
<td><a href="https://mkaylaayala.scentys.us/">https://mkaylaayala.scentys.us/</a></td>
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<tr>
<td>Kristi Brock</td>
<td>Thirty One</td>
<td><a href="http://www.mythirtyone.com/kristib331">www.mythirtyone.com/kristib331</a></td>
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<td>Mary Jane Tabaka</td>
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<tr>
<td>Mely Cruz</td>
<td>Make Up and Hair Artist</td>
<td><a href="http://www.melycruz.com/make-up-lessons">www.melycruz.com/make-up-lessons</a></td>
</tr>
<tr>
<td>Mike Fry</td>
<td>Fry Outside Storage/Farmers Market</td>
<td>20224 mortar Rd 77449</td>
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<tr>
<td>My Tran</td>
<td>My Spa Lounge</td>
<td>MYSPALOUNGEHOUSTON.COM/</td>
</tr>
<tr>
<td>Noelle Munsey</td>
<td>Kettle Corn/landscaping</td>
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</tr>
<tr>
<td>Patricia Ann Hughes</td>
<td>Premier Designs Jewelry</td>
<td><a href="http://www.prich.mypremierejewelry.com">www.prich.mypremierejewelry.com</a></td>
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<tr>
<td>Patti Richardson</td>
<td>Premier Designs Jewelry</td>
<td><a href="mailto:pfrsines@sbcglobalnet.net">pfrsines@sbcglobalnet.net</a></td>
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<tr>
<td>Paulle Frisina</td>
<td>Longaberger Baskets and Pottery</td>
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<tr>
<td>Rhonda Lirette</td>
<td>Plexus</td>
<td>directe.mylexusproducts.com</td>
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<tr>
<td>Rose Magullo Wild Woods</td>
<td>Premier Designs</td>
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<td>Sharon Fry</td>
<td>Home Daycare</td>
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<tr>
<td>Sultana Shaikh</td>
<td>Cakes For All Occasions</td>
<td><a href="mailto:sultana.sikandar@gmail.com">sultana.sikandar@gmail.com</a></td>
</tr>
<tr>
<td>Tricia Frank</td>
<td>Goat Milk Products. Lotions, soaps, etc</td>
<td></td>
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<td>Veenu Gaba</td>
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<td>Vinay Goel</td>
<td>Amway</td>
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<tr>
<td>Wale Mulambo</td>
<td>Free Cellphones to qualifying families</td>
<td>facebook.com/mbowelwe</td>
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Trashy Business

Our subdivision has used Republic Services for our trash and recycling needs for several years now. You may or may not have known that the price for our garbage service is negotiated for the entire neighborhood by the Board of Directors with assistance from Crest Management. Until April 2017, residents were paying approximately $15.93 monthly for trash service and $5.22 for recyclable pickup. The Board received notice in April that Republic Services wanted to raise our garbage and recyclables rate to $39.50 per month, which is over a 100% increase from our current rate. A second option was given for a lower monthly rate; however, it required us to move to a single payer system. The Board felt that it was necessary to shop around for more competitive rates.

The company that submitted the most competitive bid was Texas Pride, who has a solid reputation of providing great service. Texas Pride also allows for billing of each individual resident rather than the Homeowners Association being billed for the entire neighborhood in a single payer method, which would unnecessarily increase the annual dues for each homeowner. A list of the homeowners will be provided to Texas Pride, and beginning in August 2017, you will be billed from them on a quarterly basis at a rate of $20.70 per month, plus any applicable sales tax.

Important points:

- Pickups will be on Wednesdays and Saturdays after 7:00 AM and no later than 7:00 PM.
- Recyclables will be picked up on the Saturday pickup schedule.
- No pickup will be provided on New Year’s Day, Independence Day, Thanksgiving Day, or Christmas Day.
- All tree, bush, and brush trimmings must be tied together not to exceed 3 feet in length, width, or height.
- Large appliance pickups must contain a bill or receipt stating that refrigerant was removed, if applicable.

Please note, that your current recycling bins containing the name REPUBLIC or BFI on the side are property of Republic services. Failure to make these containers available for pickup from Republic could leave you owing a $25.00 fee. Homeowners will be notified before Republic picks up the old recycle bins. Texas Pride will deliver new recycle bins between July 26th and July 28th.

I know that a lot of residents have had a long and great relationship with Republic Services but, we hope that you will grant Texas Pride an opportunity to provide you with the same, if not better, service that you have come to expect from Republic. If you have any questions and/or complaints regarding your service after August 1, please feel free to reach out to Texas Pride at service@texaspridedisposal.com.

Barkers Ridge HOA
BARKERS RIDGE EASTER EGG HUNT & CARNIVAL

Thanks to everyone who helped make our event a success! It was so much fun and everyone seemed to have a great time.

Diane Sanders (Sanders Family Real Estate) and Ann Bennett (Rock Mortgage Houston) generously donated money to provide free breakfast tacos to our kiddos and subsidize the cost of tacos for adults. Over 225 tacos were distributed. They also provided the candy used to fill 2000 plastic eggs which were rolled out and scooped up happily by our children. Thanks to Tracy and Claire Longstreet and Ann Bennett (again!) for setting up and running these Easter Egg Hunts.

Thanks to Taylor Godfrey and her mom, Angela Hamilton for bringing our Easter Bunny to life and providing a great backdrop for photos. Caroline Hughes did a great job bringing and showing her bunnies to everyone. Christina Bonilla provided balloon animals and they were very much appreciated. I think everyone enjoyed the dog training and tricks demonstration by Pat Marshall and her students from Happy Hounds Dog Training Center. And special thanks to Hannah Hughes for stepping in and working as a life-guard to protect our pool area so residents could use the restrooms! And thanks to the other members of the Easter committee who helped set up and run the carnival activities, Jim and Sandy McCarthy, Brianna, Jeanine Perrin, Beth Smith, Brigette Garcia, and Sheri Broughton. Thanks to Deb Hughes and her mom, Sharon Smith who came in and helped at the last minute. And I appreciate the help of board members Marcia Thomas, Patrick Hughes and James Matthews as well as my husband, Jerald Garcia who is always available to help me wherever needed.

And also special thanks to Cat Duffield, Sheri Broughton, Natalie Zalensky, Caroline Hughes, Mike Gooch, Kat Akinc, Amanda Karl, Nancy Martin Rourke, and any others who donated stuffed animals and books. The kids loved the stuffed animal walk and ball toss to win books and we couldn’t have done these without your generous donations. And lastly thanks to Maria Elena Rodriguez who donated almost 2000 more eggs she found on sale after Easter so the HOA will be sure to have plenty of eggs to fill next year.

Thanks to all for your help and friendship!

Diane Garcia
It’s so hot, I saw a dog chasing a cat…and they were both walking!!

It’s so hot, I saw a fire-hydrant chasing a dog!!

It’s so hot, cows are giving evaporated milk!

...and the real estate market is SO HOT IN BARKERS RIDGE...”I only saw 4 ACTIVE HOMES and 11 in PENDING!” ...botta, botta bing! (I will keep the day job.) Our price range and homes are certainly in demand. It may be that even ‘the dogs’ will sell in ‘the dog days of summer’ this year! (This is fun!) Actually, there have been a couple of homes sell that made me shake my head and remember the old saying I learned when I first got into real estate 25 YEARS AGO: “There is a buyer for every home.” And, that is still true. However, if you want to get top dollar, your home still need to be in top condition – start with the yard, and front porch, then
ease inside with a thorough cleaning and some fresh paint. This will go a long way, especially in a HOT HOT market like we are now seeing. The average price per sq.ft. is inching near $90 – that is AVERAGE. It may not be long until we see routine $100 sq.ft. in BR.

**What’s the negative?** We are now seeing the higher end or your move-up subdivisions also heat up. Remember, at my last writing I said, “(it is possible to) Have your cake and eat it, too, as a buyer and seller in some markets – particularly for Barkers Ridge move-up buyers.” While there are some good move-up deals out there, they are not as prevalent at the moment. It is not as common to ‘make money on both ends’ now.

**Low inventory** could become even a bigger issue for our marketplace. For **BUYERS**, the negative is obvious – fewer homes from which to choose. **SELLERS**: While we will likely be able to get a higher sales price for your home, the appraisers review ‘historical’ data – past sales – for their appraisal comparisons. They don’t buy into – the rising prices due to supply vs. demand argument. When inventory gets as tight as I suspect we will see in the next several weeks, brace yourself for lower than purchase price appraisals. With multiple offers, sellers, it may be wise to give more weight to the buyer with extra money as a down payment or discuss with them upfront if they are willing to put down some more money if the home appraises for less than sales price.

Contact me if we can help you…our website shows my continually updated rating by clients. ([www.DianeSanders.com](http://www.DianeSanders.com)) ([www.SandersFamilyRealEstate.com](http://www.SandersFamilyRealEstate.com)) ‘LIKE’ our company Facebook page BELOW to receive updated Real Estate info.

**Sanders Family Real Estate Facebook Page**

FYI: Thank you all for your good wishes and prayers, Ron is still doing great. No scans recommended for 6 more months!

**Barkers Ridge Statistics January 1, 2017 – May 26, 2017**

**Total/F = Foreclosures**

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<td>31/4</td>
<td>27/2</td>
<td>48/3</td>
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<td>% of Foreclosure Sold</td>
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<td>Avg. $/sq.ft. SOLD</td>
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I FOUND A BABY SQUIRREL. NOW WHAT?
By Cheryl Conley, TWRC Wildlife Center

If you find a baby squirrel, check for the following:

- Is it bleeding, have an open wound, or a broken bone?
- Is it covered in fly eggs [they look like grains of rice]?
- Is it cold, wet, or crying?

• If the answer is YES to any of the above, the squirrel is likely injured. Bring it to us as soon as possible.
• If NO, the next step is to determine its approximate age to see if you need to intervene.

Does the squirrel have a fluffed-out tail [like a bottle brush]?
Is the body longer than 6" [not including the tail]?

• If the answer is YES to these questions, this is likely a juvenile squirrel. You do not need to intervene. Even at the young age of 10 to 12 weeks, the squirrel is already independent and on its own.
• If NO, this is an infant squirrel. You will need to help reunite the baby with its mother.

Baby squirrels at this age must be kept warm. Heat a towel in the microwave or place uncooked rice or bird seed in a sock and warm in the microwave for 20-30 seconds. Wrap the sock in a soft towel and place it with the baby in an open container like a small box or plastic container.

Place the box IN A SAFE PLACE OFF THE GROUND near where you found the baby or under the tree with the nest if you know which tree it is. You can also attach the container directly to the tree but MAKE SURE IT IS SECURE.

Keep children, dogs, and cats out of the area.

Observe the baby squirrel for the next six to eight hours of daylight. Reheat the towel or rice/birdseed bag every two hours. Has the mother returned to retrieve her baby?

• If YES ... congratulations!
• If NO, bring the box with the baby inside. Continue to keep it warm until you can bring it to us.

REMEMBER: DO NOT ATTEMPT TO FEED THE SQUIRREL OR GIVE IT WATER!

TWRC Wildlife Center is your resource for wildlife-related questions. They also serve as an emergency wildlife care facility should you find animals in need of help. If you have any questions, please call 713-468-TWRC. You can also find useful information at www.twrcwildlifecenter.org.
DID YOU KNOW THIS IS ILLEGAL?
By Cheryl Conley, TWRC Wildlife Center

Little did Ernesto Pulido know that he was breaking the law when he disturbed the nests of egrets and black-crowned night herons while trimming trees for the U.S. Postal Service in 2014. He was charged with a misdemeanor violation of the U.S. Migratory Bird Treaty Act of 1918 and because he showed remorse, was only fined $3,000 to cover the cost of rehabilitating the injured baby birds. He could have been fined $15,000 and faced six months in jail.

Most people are totally unaware of the Act and that it is one of the oldest wildlife protection laws on the books. Simply stated it's a law that protects birds from people. In 1916 the United States entered into a treaty with Great Britain (acting on behalf of Canada) whereby the two countries agree to end the hunting of insect-eating birds and established hunting seasons for game birds. In order to implement the treaty, the Migratory Bird Treaty Act was passed in 1918 by Congress which makes it illegal to "pursue, hunt, take, capture, kill," or "sell" a migratory bird or any of its parts, including nests, eggs, and feathers except under the terms of a valid permit issued pursuant to Federal regulations. The Act mostly came about because birds were needlessly being killed for their feathers which made great fashion accessories. Entire birds were stuffed and attached to the tops of hats. Birds were also being served in restaurants. In 1936, the USA signed a similar treaty with Mexico. Japan and the Soviet Union were added in the 1970s. In 1972 an amendment to the Act added protection for an additional 32 families of birds including eagles, hawks, owls and corvids. Since then more species have been added to include almost every native species in the USA with a few exceptions like the House Sparrow, the European Starling and the domestic pigeon. Some of the birds don’t actually migrate but are still protected under this Act. For a complete listing of protected birds just enter “MBTA List” in your browser and it will pull up the list from the US Fish and Wildlife website.

Two sites in Wyoming. The farmer was fined $1 million. A second wind farmer was penalized a year later and fined $2.5 million.

So what does all of this mean to you? Let's say a bird builds a nest above your front door and drops poop everywhere. Can you remove the nest? NO—it’s illegal. Can my son take bird eggs to school for show and tell? NO—it’s illegal. We collect bird feathers. Is this okay? NO—it’s illegal. I found a nest and I brought it in the house. ILLEGAL. We found a dead Blue Jay and we want to have it “stuffed” for display. Guess what? ILLEGAL. We live on a farm and randomly shoot birds for fun. Is this legal? NO, NO, NO. In July 2007, a man was sentenced to six months in a federal halfway house, five years probation with no contact with firearms, and a fine of a $65,000 fine for killing protected birds on his property.

Although this law may seem a little silly to the average person, it does serve a purpose. It reminds us that we must learn to live in harmony with wildlife and not purposely disrupt or cause harm to other living beings.

TWRC Wildlife Center serves a great purpose as well. We help wildlife that has been injured, orphaned or displaced and return them to the wild. Your donations help us keep the doors open and allow us to provide this service to the public free of charge. Please see our website for more information on what we do and how you can help.
www.twrcwildlifecenter.org
4TH OF JULY PARADE

When: Tuesday, July 4, 2017
Where: At the pool
Time: 10 a.m.

Westlake Fire Department and Precinct 5 Constables will be there to join us at the parade so make sure you are sporting your red, white, and blue!

There will be a bicycle decorating contest with prizes for the WINNERS!!

BARKER’S RIDGE

INFORMATION FOR RESIDENTS

For information about Barker’s Ridge, go to:

To connect/share with Barker’s Ridge residents, join:
Barker’s Ridge HOA closed Facebook group. (Currently 765 members)

To post garage sales or items to buy, sell, give away:
Barkers Ridge Exchange closed Facebook group. (Currently 504 members)

To update your email address or have questions, concerns, or suggestions for the Barker’s Ridge HOA, contact:
BRHOAPrez@gmail.com.

To connect to our neighborhood & nearby subdivisions:

BARKERS RIDGE WEBSITE
WWW.BARKERSRIDGE.ORG

Spring 2017
Ridge Runner

Articles for the next Barkers Ridge newsletter should be emailed to hannahhughes988@gmail.com by July 1, 2017. This will be for the summer edition (May-July). Pictures of community activities, local school news, & articles that would be of interest to our neighbors would be appreciated. We will also include small ads if space & time allow.

Since the Ridge Runner is only sent out by email, remember to inform the HOA if your email address changes (BRHOAPrez@gmail.com). Suggestions and feedback are also welcome. A big Thank You to everyone who has contributed to the newsletter.

—Hannah Hughes
Let me show you how to effectively market your Property for the best price and terms. I am always available at 832-236-5200 or email me at houstonhomes@hotmail.com. Please enjoy my informational contribution regarding real estate to this edition of the Ridge Runner!

Steven O'Meara, Barkers Ridge Resident Broker
3322 Pinney Forest Drive

Researched and prepared by
Steven O'Meara

Subject Property
3322 Pinney Forest Drive
Houston, TX

77084

Prepared exclusively for
Barkers Ridge Neighbors

Prepared on
May 30, 2017

Steven O'Meara
Global Advantage Real Estate
14101 Swiss Hill Drive
Houston, 77077
(713) 789-5900
houstonhomes@hotmail.com
My Guarantee to You
This page is my personal guarantee to you.

A guarantee you can count on

I’m so committed to meeting your sales objectives in a professional and pleasing manner, that I am willing to put our guarantee in writing.

My Performance Guarantee

I will develop a Property Marketing Plan that clearly spells out the methods I will use to promote your

If I don’t act according to the agreed activities in the Plan, you may:

- Advise me that you aren’t satisfied and ask for a revision of the Plan
  or
- Cancel the Listing Agreement

Your complete satisfaction is my foremost concern.
Steps to a Positive Showing

This page describes the key steps to making for a positive showing of your property. You only get one opportunity to make a good impression, so you want to make it count.

By following these guidelines, you’ll enhance the attractiveness of your property and reduce the time it takes to generate serious offers. Less is More

Clutter makes a poor impression. In closets, cabinets, kitchen countertops and other storage areas like basements, remove anything not needed for daily housekeeping. To make each room in your property look larger, get rid of or donate unnecessary furniture. Walk through your property and think: “Less is more.” Repairs Make sure everything is in good working order. Dripping faucets, squeaky steps and loose doorknobs can easily create a bad impression and reduce the value of your property. A few hours spent on repairs, whether by yourself or a tradesman, can pay big dividends when an offer is made. Little Things Count It’s easy to improve the appearance of any room. You may want to replace worn rugs or small pillows, put new towels in the bathroom or brighten up a room with a vase of flowers. Pull Together Get all the members of your household to pull together when it comes to getting – and keeping – your property ready to view. By getting everyone into the habit of spending a few minutes tidying up every morning for an afternoon showing, you improve your chances considerably.

First Impressions How your property appears from the outside is important. To make a good first impression on a buyer, a clean driveway, a freshly mown lawn or a trimmed hedge will work wonders. Do a critical inspection of the exterior of your property, paying special attention to the condition of your windows, shutters, screens and gutters. One of the first things a buyer will notice is the need for painting. If your property looks like it needs painting, many buyers will form an unfavorable impression. Elsewhere, little things count. Make sure the front door is spotless, including the doorknob, and that the windows gleam. Cleanliness Counts Once inside your property, one of the key factors that influences its appeal to a buyer is cleanliness. Most important is front hallway, the kitchen and the bathrooms. Do a room-by-room cleaning, and don’t forget any out-of-sight areas because that’s often where a discriminating buyer will look first. The state of the carpets can also be a determining factor. At the very least, have your carpets cleaned, and if they are worn, it’s wise to replace them, or remove them if there is hardwood underneath.
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