

# COMMONWEALTH COMMENTS

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AND, MORE!

An electronic newsletter for  
residents of  
The Commonwealth:  
Bridgewater,  
Commonwealth Estates,  
Commonwealth Park,  
Oxford, Sutton Forest,  
Sutton Park and  
Sweetwater XII

**January/February 2022**

*Underwritten by The Commonwealth Civic Association*

## The Commonwealth Board of Directors

President  
Sumita Ghosh

Vice President  
Jim Levermann

Treasurer  
John Frenzel

Secretary  
Dave Bristow

Member  
Rajeev Somani

To reach your Board Members by email, write:  
[CWSLCares@gmail.com](mailto:CWSLCares@gmail.com)

## Regularly Scheduled Meetings

**Board Meetings** are held at the Clubhouse at 6 p.m. on the fourth Thursday of each month. For more information, contact Heather at [heatherE@crest-management.com](mailto:heatherE@crest-management.com) or 281-945-4630.

**Modifications and Deed Restrictions Committee** meets at the Clubhouse at 7 p.m. on the third Thursday of the month. For more information, contact [Katie@crest-management.com](mailto:Katie@crest-management.com) | 281-945-4663

**The Commonwealth Landscape Committee** meets on an as needed basis. Contact Crest Management for the next meeting time and date.

**First Colony LID #2** meets the FIRST Tuesday of each month at the Commonwealth Clubhouse starting at noon. [www.fclid2.com](http://www.fclid2.com)  
For more information, call Ron at 281-265-0137.

**The Commonwealth Website:**  
[www.commonwealthcivic.com](http://www.commonwealthcivic.com)

**Crest Management Website:**  
[www.crest-management.com](http://www.crest-management.com)

Please go to the Crest Management website for: Exterior Modification Requests, Contacts, to Access Account information, pool tags, meeting dates, etc.

## Board Liaisons:

**Clubhouse, Marquee, Pool and Swim Team** – Dave Bristow  
**Communication** (newsletter, website, eblasts and marquee) – Sumita Ghosh  
**Enhancement Committee** – John Frenzel  
**Landscape** (including electrical, fountains and sprinklers) – Jim Levermann  
**Modifications Committee** – Jim Levermann and Dave Bristow  
**Playgrounds** – Jim Levermann  
**Tennis Courts** (tennis leagues & tennis court reservation system)- Sumita Ghosh



**CREST MANAGEMENT** Company,  
P. O. Box 219320, Houston, TX. 77218

**Heather Esteban,**  
**Property Manager**  
**281-945-4630**  
(After Hours Emergency  
713-935-7331)  
**HeatherE@**  
**crest-management.com**

**Katie**  
**Assistant Manager**  
**281-945-4663**  
**Katie@crest-management.com**  
**Deed restriction and architectural**  
**matters; Clubhouse Scheduler/Tennis**  
**Reservations**

**Tammy**  
**Account Representative**  
**281-945-4658**  
**TammyA@Crest-Management.com**  
**For accounting matters such as**  
**account information, account**  
**balances and payment information.**

# Activity Directory

**If you don't see an activity group that appeals to you, start one!**  
**The Association promotes approved groups.**

<b>Commonwealth Chinese Club - CCC</b> Darcy at: 847-800-2889 or email her at: danli2013@gmail.com.	Uniting Chinese-speaking families, promoting community news, events and spirit, engaging non-English speakers in community activities and mingling at social/informative events.
<b>Commonwealth Women's Club</b> Monica Clancy, President monicaclancy@strategicascent.com	This group of Commonwealth Women meets monthly for Fun and Friendship! Get on our email list for meeting details.
<b>Mommy and Me Play Group</b> Blanca Barron blancabarron00@yahoo.com	For our youngest residents. Join other neighborhood moms and their small children for play dates at one of the area parks, or in each other's homes. Get on the notification email list.
<b>Men's Golf Group</b> cwslcares@gmail.com	This group is in need of a leader! The guys are always looking for players for last minute pairings on various golf courses in the area. Let us know if interested.
<b>Special Events/Activities</b> To volunteer: cwslcares@gmail.com	Our residents LOVE participating in fun activities. If you are interested in helping organize and oversee future community events, please let us know.
<b>Tennis: Men's</b> Dave Bristow dgbristow@windstream.net	If you are interested in playing tennis with other Commonwealth residents, this group is for you. BUT.....the group needs a leader! Let us know if you're interested.
<b>Tennis: Women's</b> Jeanne 713-385-4097	Ladies time on the court! Play tennis with other Commonwealth women.
<b>Yoga &amp; Guided Meditation</b> Varsha zestanden1@gmail.com	Will not be held at the Clubhouse until COVID-19 restrictions are lifted. Contact Varsha directly if you wish to join her elsewhere.

To learn about working with the Association to start a group; anything from a book club to a bridge group, to a cooking class, contact Sumita Ghosh and let her know of your interest. The Association will help publicize your group and attempt to help you grow. [cwslcares@gmail.com](mailto:cwslcares@gmail.com)

## Classy Ad Listings

Resident Advertising



For Commonwealth Owned  
Business ONLY



		
<b>Remodeling</b>		
<a href="#">Greystone Builders</a> P. O. Box 1868 Sugar Land 77487	281-728-7360	<b>Custom Building &amp; Remodeling</b>
<b>Your Business Here</b>		
<b>Let us know if you are interested!</b>		

**Please patronize our advertisers - They support our community!**

# Happy New Year

**Your neighbors on  
The Commonwealth Civic Association Board  
wish you a  
Happy, Healthy and Prosperous  
2022**

President - *Sumita Ghosh*  
Vice President - *Jim Levermann*  
Treasurer - *John Frenzel*  
Secretary - *David Bristow*  
Member - **OPEN**

**We encourage you to get involved.....Join us! Let's work for an even better tomorrow.**

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**Wishing you a Happy, Healthy and Prosperous 2022**



# The Commonwealth Women's Club



To get on their email list,  
shoot an email to Monica Clancy at  
[monicaclancy@strategicascent.com](mailto:monicaclancy@strategicascent.com)

The Commonwealth Women's Club is the oldest club/group in our community. This group has been active for decades.

If you are looking for a way to meet some neighbors, connect with old friends, or just have a wonderful evening of fun, be sure to get on their email list so you will be notified of all future get-togethers.

Unfortunately due to COVID, the women's club was forced to curtail their gatherings. They are cautiously working on their plans for 2022. Be sure to get on the email list to remain current on the socializing status!

## VOTE

We never tire of telling you how important your vote is!

Elected officials will always pay attention to the areas that vote. If we have a strong turnout, when our HOA or our schools have needs, we are less likely to be ignored or delayed.

The next election will take place on March 1, 2022. We have been told that our Commonwealth Clubhouse will be a polling location.

The **March 1 Primary**, for those who are not familiar with the process, is the election where each party culls declared candidates from within.

You will be required to select the party for whom you wish to vote - Democrat or Republican. Many races will have multiple candidates for you to choose from. Winning candidates from each of these races will run against the opposing party (PLUS Libertarian, Green and Independent) candidates in November.

We understand that it can be overwhelming for voters to familiarize themselves with, or get to visit with, so many candidates being on the ballot.

Our HOA will distribute the electronic, non-partisan and impartial Fort Bend Voters' Guide before early voting in an attempt to help you ascertain who is running for which position and where each candidate stands on the issues.

Additionally, just to keep you on your toes, due to the Census taken last year, The Commonwealth has been moved from one District to another in several races. This will lead to multiple changes in our elected official districts.

While we have been in the County's Precinct 4 for several decades, we now lay in Precinct 3. The new Commissioner for CW is Andy Meyers and a new State Representative, Phil Stephenson (District 85). Our new Constable is Chad Norvell and our Justice of the Peace is Kelly Crow.

We will continue to be in Congressional District 22 (Troy Nehls) and State Senate District 17 (Joan Huffman). Our State Board of Education Representative will still be Matt Robinson. (No changes within the City of Sugar Land.)

We understand that all of this is somewhat confusing. To help you feel more comfortable, our Civic Association will attempt to host a Meet and Greet for all of the elected officials who do represent us as of January 1, 2022. We will also include those who are successful in the March Primary and will have to run again in November.

Look for more information in February.

**In the meantime, if your are curious, you may feed your home address into the Texas Tribune search engine by clicking the purple button below.**



# City of Sugar Land News

## Put it on your calendar:

Check your smoke alarms and carbonmonoxide monitors monthly.

## Water Rates Have Risen

2022 Utility Rates Set to Take Effect Jan. 1

Utility rate increases of about \$10 per month for residential customers were approved by City Council in September and will begin Jan. 1.

Residents with 10,000 gallons of water usage and a winter average of 6,000 gallons will pay about \$10 more per month, while residents with 5,000 gallons of water usage and a winter average of 3,000 will pay about \$7 more each month. To learn about the winter average, visit [www.sugarlandtx.gov/WastewaterCap](http://www.sugarlandtx.gov/WastewaterCap).

The increase is a part of the Integrated Water Resource Plan (IWRP) adopted by City Council in 2019. The plan identified a need for the rates due to regulatory requirements and to secure long-term water supplies.

Residential solid waste will cost \$20 per month -- a 24 cent increase beginning in January. This change is based on a 1.25 percent CPI increase included in the city's contract with Republic Services.

The city recently conducted a utility rate study that showed rates were not generating enough to support the ongoing needs of the system, and an increase was needed to support upcoming revenue bonds. The Capital Improvement Program shows \$134 million in revenue bonds are needed to fund projects during the next five years.

The water utility is managed like a business - customers of the system pay charges based on usage and demands placed on the system which supports operating and capital costs with no support from property taxes. More information can be found at [www.sugarlandtx.gov/2022Rates](http://www.sugarlandtx.gov/2022Rates).



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## Coffee With A Cop is Back!

Lots of coffee | A good time  
The opportunity to bond with our community

Sugar Land Officers are back at it. Health conditions permitting, they will be hosting regular Coffee With A Cop events at coffee houses within the city.

We will share the details on our Facebook page as soon as they are finalized!

## Recycling News

Learn which items we can — and can't recycle by checking out this site: [www.sugarlandtx.gov/disposaldirectory](http://www.sugarlandtx.gov/disposaldirectory).

Contact the city if you have questions.

Another great reminder! Residents can place live Christmas trees out for collection on regular weekly green waste collection days. Ornaments, tinsel, and lights must be removed for collection. **REMINDER:** Christmas trees should not be disposed of in city parks. Artificial Christmas trees can be disposed of on a bulky waste collection day, but just make sure that trees are disassembled before placing them at the curb for collection!



## Sugar Land or Sugarland?

Find out how and why - [HERE](#)

### Did You Know?

**Our Sugar Land Crime Prevention Officers deliver Meals on Wheels year round.**

Questions regarding the City of Sugar Land?  
Please read through the information at [www.SugarLandTx.gov](http://www.SugarLandTx.gov).  
This site will tell you exactly what 3-1-1 can help you with.  
(i.e. broken sidewalks, trash service and recycling, even Animal Services info).



The Commonwealth HOA sends regular updates on weather conditions during emergency situations. Be sure to sign up for these updates:

[news@commonwealthcivic.com](mailto:news@commonwealthcivic.com)

You need to include your name and home address!

## Home Sweet Home

The HOA's electronic newsletter will be posted on-line around the first of each month. It will include information that our Board has deemed important for residents to know about.

At the same time, we create Email Alerts on an as-needed basis. Our email alerts provide information that was not available at the time our newsletter was created. They are also used to share changes and updates on events and issues that are of interest to our residents.

**Our Email Alerts are especially helpful during emergencies.** We have used our emails extensively during hurricanes, flooding situations and, of course, most recently during the Coronavirus pandemic. We use them to keep you apprised of these events as they happen.

This newsletter and our Email Alerts are the most dependable (and consistent) methods of keeping up with The Commonwealth's latest news. Both serve a purpose and if you are not on both lists, you will definitely miss out on important news that we share, not only from our HOA, but also from the city and the county. We will also notify everyone on our list when a new newsletter is posted.

**Additionally:** Crest Management offers an email opt-in that allows you to receive official communications from them via email.

**Signing up will save the Association printing and postage costs which helps keep our annual dues down:**

- ◇ **Electronic HOA statements can come straight to your inbox**
- ◇ **Notifications and Violation Letters will arrive quicker**

To sign up for the Crest Management Email List:

1. Login at [www.crest-management.com](http://www.crest-management.com) and click on the user icon by your name.
2. Select User Settings
3. Check the box next to Email Opt-in.
4. Click Update Email Choices



**TO BE BEST INFORMED, PLEASE  
 SIGN UP FOR BOTH THE EMAIL ALERT DISTRIBUTION  
 AND  
 THE CREST MANAGEMENT EMAIL LIST.**

Address any concerns to Heather at [heathere@crest-management.com](mailto:heathere@crest-management.com).

# Your Dues At Work!

## Modifications & Deed Restrictions Committee

Please note that there is an **URGENT** need for **VOLUNTEERS** for Commonwealth's Modifications & Deed Restrictions Committee.

This extremely important committee holds regularly scheduled monthly meetings where important decisions are made with respect to maintaining the value of our homes. (For most of us, the largest investment we will ever make!)

Contact Heather Esteban, Community Manager,  
HeatherE@crest-management.com  
281-945-4630 to learn more or sign up!

## Modifications & Deed Restriction Applications

Our Mod Comm (Modifications & Deed Restrictions Committee) is asking that resident visit the Crest Management website ([www.Crest-Management.com](http://www.Crest-Management.com)) to download the on-line Exterior Modification Approval Request Forms.

This will make everything much easier for them and for YOU!  
The forms are on the home page.

Please allow two weeks for a response. The Committee receives approximately 35 applications every month and each requires a detailed review. Every effort is made to expediate emergency requests!

Call Katie at Crest Management -  
281.945.4663  
if you have any questions or need help downloading an application.

For more information regarding The Commonwealth Civic Association's Modifications and Deed Restriction guidelines, join and search out the website:  
[www.Crest-Management.com](http://www.Crest-Management.com)

### Deed Restrictions help keep our home values up!

They are one of the most important tools our Board has to help maintain and enhance our property values. The HOA strongly recommends that you get approval **BEFORE** beginning a project.

This includes your yard and re-painting! There are, of course, some exceptions.

You may certainly put a tarp on the roof after you suffer storm damage, but please do not replace the roof without MDR Committee approval. And, you may stand the fence back up if it falls, but a new fence requires approval from the HOA. Incorrect repairs can be extremely costly.



*Your HOA dues at work. Our HOA regularly maintains, updates, and enhances our pools. Your dues also go to paying for lifeguards, insurance, required chemicals and safety devices.*

# Community Garage Sale

**Seeking Commonwealth Resident  
to organize and oversee a Community-wide  
Garage Sale this Spring.**

This is a much requested community event, but it just can't happen without a resident volunteer. Whether you just moved in or are considering a down-size, we're guessing that you have plenty of items in your home that you'd like to get rid of! If you are interested but have reservations, please shoot an email to: [CWSLCares@gmail.com](mailto:CWSLCares@gmail.com).

If you attended our Annual Commonwealth Holiday Party at the Clubhouse, you've seen how beautiful our Clubhouse is looking these days.

The Commonwealth Clubhouse is available for rent, at reasonable rates, by members in good standing with the Association. Learn more about reserving and renting the property by visiting:

[commonwealthcivic.com/the-clubhouse](http://commonwealthcivic.com/the-clubhouse)

or call Crest Management for more information. 281-579-0761

## Volunteers Make Our Events Happen

The Commonwealth Civic Association Board is happy to help publicize and underwrite the expenses of our Community Events, but, they can't do it alone. It takes volunteers to organize and oversee all events. We need residents to step up and participate. Past events:

**Spring Fling  
Wine events  
Movie Nights  
Lectures**

**July 4th Parade and Picnic  
Pot Luck Suppers  
Adult Gatherings  
Game Nights**

**And much more**

These events help make Commonwealth a desirable place to live.

Many of the organizers of these past events have retired or moved on. If you have some ideas and would like to help pull off community gatherings, be sure to let us know. Some of these events take mountains of people to pull off but they are a great way to meet the neighbors and have some fun while you're at it!

**The more volunteers we have step up, the more we can offer at future events.**

**Please email [CWSLCares@gmail.com](mailto:CWSLCares@gmail.com) to volunteer and make suggestions for future events.**



## Attention Tennis Players

The online system for reserving our tennis courts is up and running. If you are a tennis player, we encourage you and your family to sign up. This step was taken to ensure that only Commonwealth residents and their guests have access to our courts and encroachers are displaced.

The website URL:

[www.sites.onlinecourtreservations.com/reservations](http://www.sites.onlinecourtreservations.com/reservations).

### RESIDENTS:

Do you have an idea for stories or information you'd like to see included in our newsletters?

Please let us know at: [news@commonwealthcivic.com](mailto:news@commonwealthcivic.com)

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Commonwealth pick up days are  
**Tuesdays and Fridays**

**Recycling: Friday Green Waste: Tuesday**  
**Bulky Waste: Fourth Monday of the month**



## Is It Time To Replace or Repair Your Fence?

Spring is on its' way. The Commonwealth has been the recipient of some pretty strong winds and dangerous storms over the past two-three years. Please take a look at your perimeter fencing to ensure that it is still looking good and holding together.

Please remember that you **MUST** comply with The Commonwealth MDR (Modifications and Deed Restrictions) when doing any work to the outside of your home. Not being aware of these restrictions can result in very costly mistakes and legal action on the part of the HOA. You can read the deed restrictions regarding fencing on the Crest Management website.

And, truthfully, you will end up paying twice. You will have to pay YOUR attorney and the HOA (via annual dues) will have to pay theirs.

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***"If you need to replace pickets, choose western red cedar pickets with as few knots as possible, not cedar stained or pine pickets."***

## L.I.D. Update

As you are out and about, you may have noticed some activity around The Commonwealth levee. If everything goes as planned, the project will be completed in a couple of months. Naturally, all progress is affected by weather conditions.

The levee will be covered in hydro-mulch after the final grading is complete. This will take us from 100 year flood protection to 500 year flood protection.

The LID will be adding select fill to the western and southern legs of our Levee. The amount will vary from 6" to 24". The different fill amounts are based on the current differences in elevation along the 2 mile stretch of levee. The western leg will require the most fill dirt. Cost to do this raising is a tiny portion of the original cost to bring the levee to 100 year protection.

The eastern portion of our Levee, the portion that parallels Commonwealth Blvd. from St. Michaels to Palm Royale, is already high enough and will not need to be raised. (The Commonwealth has never flooded - Thank you FCLID#2 board members for looking out for us!)

Our internal drainage capacity is already at a 500 year level for rainfall, because of the new pumps that were put in and our overall storage capacity.

### Designs plans are posted on the FCLID2 website.

If a Harvey type storm were to hit us tomorrow, we would all be able to leave our homes and travel out to US 59, because **FCLID #2 (That's Fort Bend County LID #2)** put in a

new pump station, near Clements High School.

**NOTE:** No judgement here, but we would still not be able to use Commonwealth Blvd. through Avalon because improvements have not been made since Harvey, to eliminate the flooding that blocked Commonwealth Blvd, through Avalon.

The City of Sugar Land hopes to remedy the situation in 2022.

We recently passed our US Army Corps of Engineers (USACE) inspection with flying colors, no deficiencies. We are rated the highest level: Acceptable. The perimeter System is Minimally Acceptable as a whole but we were Acceptable in the Commonwealth Community. Minimally Acceptable means the Perimeter as a whole has minor glitches that need to be addressed. They have things like power poles in the levee easement, trees in the easement, and other minor issues that make the levee and its maintenance less than perfect.

We expect that the levee should still work as designed, however, it needs a little work. The other Districts are working to resolve their issues. Most of the utility encroachments are along Oyster Creek and are things that were done many years ago and had gone unnoticed.

All parties have gotten serious about levees due to the recent flooding suffered by neighborhoods other than ours. **FCLID#2** have been really working to improve our situation over the years and really are light years ahead of where we were.

**Should you have any further questions, please contact the Operator for FCLID#2, LID Solutions, at 713-935-1044.**

## Support Your School District

The Fort Bend Education Foundation, established in 1992, benefits the students of Fort Bend ISD. This 501 (C) (3) non-profit organization is governed by a volunteer board of directors that includes local business, industry, and community leaders - many of whom live (or have lived) right here in The Commonwealth for decades! The FBEF provides opportunities to enrich and enhance the quality of education for all Fort Bend ISD students.

This year's Annual Gala,  
**Journey Around the World,**  
will be held on March 5, 2022.  
For more information, click on the  
graphic to the right:



# NOTES and REMINDERS

Our beautifully redecorated Clubhouse will be available for rent by residents in good standing with The Commonwealth Homeowners Association.

If you are interested in scheduling a small gathering, please contact Crest Management.

281-579-0761

Be sure to check out The Commonwealth website where you will find documents, forms, a link to pay your dues, newsletters, local information and more!

Visit:

[commonwealthcivic.com](http://commonwealthcivic.com)

To get on our Email Alert list please shoot an email to: [news@commonwealthcivic.com](mailto:news@commonwealthcivic.com) stating your name, email address and physical address.

We do NOT share your email addresses with ANYONE except Crest Management!

An Email Alert is sent out each time a new edition of the newsletter is posted.

REMINDER -- Please put trash cans (and recycling bins) at the curb on the morning of trash pick up days no earlier than 5 p.m. on the day prior to pick up. This also applies to lawn debris. If your landscape company habitually leaves grass and tree cuttings in front of your home each week, ask them to start taking it with them. They should be happy to accommodate you. The HOA will pursue this offense - it does frustrate your neighbors.

**Exercise an overabundance of caution when driving near our pools, parks and playgrounds!**

We are still receiving complaints about residents' dogs being unleashed in the community. Please note that City of Sugar Land regulations require that your dog be leashed at all times. Your dog may not actually BE a threat to others, however, perception is reality!

AND – we continue to ask that you pick up after your dog. We have the new dogwaste disposal stations throughout the community.

## Useful Phone Numbers

Police (Non-Emergency)	281-275-2020
Animal Control	281-275-2596
Fire Department	281-491-0852
Water & Streets	281-275-2750
Trash Collection	281-275-2772
Public Works	281-275-2450
Street Lights (Centerpoint)	713-207-2222
<i>when calling about street lights, relay pole #.</i>	
CITY OF SUGAR LAND	3-1-1
POLICE & FIRE EMERGENCY	9-1-1

**Clubhouse Rentals: Crest Management 281-579-0761**

**Pool Rentals: A-Beautiful Pools 281-376-6510**

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