

## NPOA Board of Directors 2008

District 1 – Nathan Moore

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District 2 – Sharon & James Tisdale

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District 3 – Pat Gana

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District 4 – Britt Hutchinson

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District 5 – Mark Preslock

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District 6 – Dan Smith

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Treasurer – Ellen Ignatow

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## Committees

Deed Restrictions:

[deedrestrictions@northbrookpoacom](mailto:deedrestrictions@northbrookpoacom)

Clubhouse: Lisa Lowenstein

(h) 713-777-7641, (m) 713-202-0861

Swimming Pool: OPEN

Hospitality: Earlene Gales

(h) 713-773-3199

Trash: Pat Gana (h) 713-771-0955

Traffic & Security: Mark Preslock

(h) 713-416-9106

Newsletter: Vanessa Collier

(e) [mauiquet@yahoo.com](mailto:mauiquet@yahoo.com)

Youth Club: Victoria Linares

(h) 713-777-8830

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## Northbrook Property Owners Association

# Northbrook News

September, 2008



## Yard Of The Month

Congratulations!  
September Yard of the Month  
James & Laraine Vinterella  
6211 Vickijohn

Thank you for always keeping  
your yard so beautifully  
manicured.

## Board Nominations

We are close to the Sept. 9 deadline for nominating 2009 NPOA Board Members. Some Districts need to choose new representatives. New volunteers need to step up to handle the President and Vice-President positions. Think carefully, because these people will represent you in making decisions that will affect your neighborhood and your property values! They will either make decisions you want, or decisions you don't want – so it's just common sense to involve people *who know you* and will *work with you* to do good stuff!

These people **represent you** and **work with you**, but they don't literally work for you. Northbrook tends to think of these positions as proverbial "chief-cooks-and-bottle-washers," expected to do anything no one else will do. Running Northbrook is not as exacting as running a large corporation. But it does work better when many people pitch in to get stuff done, so the board can coordinate without getting overwhelmed in the details. There is only so much any one volunteer can do. So, what can you volunteer to do?

## National Night Out

Join all your neighbors  
for National Night Out  
Tuesday October 7th  
6-8PM

At the clubhouse  
Fried chicken, baked beans, lots of  
side dishes,  
including chips & salads  
Ice cold water to drink  
Please bring a dessert to share !!

## NPOA Member & Board Meeting August 18

- A. **Tree trimming update** 7 trees with limbs endangering buildings have been trimmed and one more remains.
- B. **Deed Restriction Update** 25 cards were sent for yard issues. Ten neighbors did not respond and reminder letters will go out this week. 11 fence and house cards went out. Only 1 person responded and 10 reminder letters went out last week.
- C. **Solar Lighting Update (Dan Smith)** Lighting repairs of the conduits was approximately \$5K. Dan Smith began researching options for changing the greenways lighting to solar power to decrease the electric bill. There are a lot of options for solar lighting. Dan will prepare a more detailed report for the next meeting.
- D. **Fence Project (Nathan Moore)** The attorney says there are no restrictions from the City on installing the fences. Nathan Moore will put together a packet to send to the City, Comcast, Reliant, AT&T. This packet will contain a map of Northbrook with the location of the lock box which will contain the key to the vehicular gate. This will be a different key than the pedestrian gates. This packet will also contain contact information for NPOA. The contract is signed, and Nathan will deliver the deposit check soon so work can begin.
- E. **COP Signs** A motion was approved to allow the COP volunteer group to install official signs provided by the City.
- F. **Sewer repair** If more sewer repairs are necessary, please contact Robert Donath at PM Construction, 832-252-4804.

- H. **Trash** Given the results of the NPOA opinion poll and the increase in fuel surcharges from our current provider prompted the Board to vote for City Solid Waste Service to begin in December. **More information regarding the transition will be forthcoming to the residents in the following months, prior to the transition.**
- I. **Projected Budget Draft for 2009** A first draft proposed budget for 2009 was submitted to Board members for review and discussion.

### Special Thanks to Nathan Moore

From everyone in Northbrook, we are grateful for all of your hard work on researching, coordinating, and making the fence project a reality.

### Newsletter Goes Digital

In order to cut back on expenses, this is the last newsletter that will be distributed in print. The next newsletter will be delivered to NPOA residents digitally via email, or simply available for access on the NPOA website. Please visit the NPOA website, click on the Newsletter icon, and choose how you would like to access the newsletter. If you do not have email or Internet access, please notify the NPOA Secretary to learn how to gain access to the newsletter.

## Neighborhood Beautification

The NPOA Board is increasing its attention to beautifying Northbrook. This is in response to a growing list of deed restriction violations that are decreasing our home values.

We will be using the newsletter and the NPOA web site to give you tips on “increasing your home’s value” and will be working with recommendations from the local realtors and home improvement companies to bring tips to help you maintain and continue to beautify your property in our neighborhood in 2008-2009.

We need your help. Below is a list of the most common within our control that may bring our home values down. Please take the time to evaluate your property and work to correct any violations you may have.

Remember neighbors, a home is more than just a roof over your head, or a place to go after work. Your home is the most valuable asset you own. It is a reflection of who you are, your interests, your successes in both career and life. Maintaining, nurturing and enhancing its appeal makes perfect sense. Every home improvement you make increases the value of your home.

The Board members wish you well in 2008, good living, and great comfort and safety in our neighborhood.

In a positive way, here’s what The Board would like everyone to do, both homeowner and lessee;

- ✓ DO, remove all trash and trash cans from the front of your property regularly.
- ✓ DO, cut and trim your grass regularly.
- ✓ DO, water your lawn regularly so it stays healthy.
- ✓ DO, trim your bushes and trees so that they do not obstruct sidewalks or your neighbor’s property.
- ✓ DO, repair broken windows, doors and garage doors.
- ✓ DO, paint your home to avoid fading and rotting wood.
- ✓ DO remove mildew from brick and siding
- ✓ DO keep your fencing in good repair.
- ✓ DO keep your driveway free of stains and discoloring.
- ✓ DO remove loose dirt from sidewalks; when wet, the mud can cause falls.
- ✓ DO keep vehicles from the front of your home that are not moved daily.
- ✓ DO keep your pets safe by keeping them on a leash and reinforcing your fence.
- ✓ DO interact with your neighbors to know them and help them keep our neighborhood beautiful and safe.
- ✓ DO help us maintain a safe neighborhood by reporting criminal activity and mischief that destroys our playgrounds, tennis courts and pools.
- ✓ DO support our efforts by paying your neighborhood dues.
- ✓ DO support the Board’s efforts by telling us concerns you have so we can help you and our neighbors return this area to an “exemplary neighborhood in which to live in SouthWest Houston”!