

The

Windsor Park Lakes Homeowners Association



QUACKER

October 2009



Windsor Park Lakes From the Board of Directors

Think Safety!! School has started - children are walking to the bus stop each morning and walking home each evening. Buses are driving our streets (four each morning and four each evening). The sun is coming up a little later each morning. Drive safely and watch for school children. Remember, do not pass a stopped school bus, children are somewhere close.

Mark your calendar - Thursday, 7:00 p.m., October 22, 2009. This is the date of the annual homeowners meeting at the Exercise Room. Further information can be found in this addition of the Quacker. Plus, a letter will be sent to each lot owner in mid-October with further details.

We continue to have home construction in the neighborhood. This means safe driving on our streets is a must. Crescent Bay, Windsor Lakes Drive, Camillo Court and Villa Bergamo can be especially tough to navigate during the day because of construction. Keep a sharp eye out for residents walking in the streets, construction workers around trucks and items being removed from vehicles at homes under construction. Slowing down and extra precautions are needed on busy streets.

Here is a "thank you" to all the residents who have notified SCS Management Services or board members to items that have needed attention this summer as well as suggestions for community improvements. By being alert to sprinklers not working properly, decorative lights not working, tennis court nets down, fans not operating, TV remotes malfunctioning and many more, we have been able act quicker and with better results. Keep it up!

This has been a hot dry summer, tough on yards, trees and landscaping. Thank you to residents for working hard to keep yards looking good and maintaining the beautiful landscaping found in Windsor Park Lakes. There is a tough balance between conserving water and yard maintenance. Neighbors in our community have tried to do both.

Have a wonderful fall!! See you at the homeowners meeting.



Windsor Park Lakes Town Hall Meeting

A Town Hall meeting was held on June 17, 2009 in the Exercise Room. There was small but lively and attentive group of residents who attended. The evening was spent sharing information and explaining what had been going on in the community during the first part of 2009 along with a review of current budget results. Residents were provided with a chance to ask questions, voice concerns and positives..

Below are items for review captured at the Town Hall meeting. Answers are provided in italics.

REVIEW ITEMS

The following items were captured at the June 2009 WPL Town Hall meeting with responses in *italics*:

Consider courtesy officers on a 24/7 basis or at least 24 hours a day on weekends. *At this time, adding courtesy officers for an additional 6 hours a day 7 days a week can not be cost-justified for the limited activity at the North gate from 12:30am to 6:30am 7 days a week.*

Any chance of changing the traffic flow on Windsor Crest Drive, diverting some to another road? *All of our streets are seeing added traffic as we grow. There are no plans to added or change any of the streets.*

Please add a sign for July Safety Awareness Month about cleaning up after dogs. *This was done.*

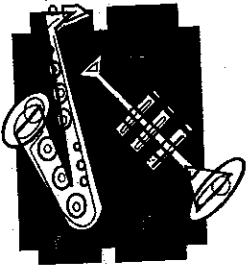
Could we consider more activities at the pool, such as classes on water safety for children, fun events, boating safety? *This is being considered for the 2010 pool year in the 2010 budget.*

Could we add exercise balls in the Exercise Room? *This has been done.*

Should we charge more for large parties at the Clubhouse? *There is no plan to change the charge for the size of the party. As long as residents leave the clubhouse in required condition no added charge will be needed.*

It was a positive and constructive evening. Thank you to all the residents who were able to attend.

Windsor Park Lakes Concert on the Lawn Returns



Get ready to boogie on October 3rd, 7:30pm till 10:30pm to the Motown Sounds of the "Full Effect Band". This 9 piece band will be on our lawn behind the clubhouse blasting out the music of James Brown, the Temptations, Tina Turner, Al Green and Ray Charles. Bring your lawn chairs, blanket and coolers while relaxing with your neighbors at this WPL event. We look forward to seeing everyone at the concert.



TAYLOR HOMECOMING 2009

SCHOOL IS FINALLY IN SESSION AND HIGH SCHOOL EVENTS IN FULL SWING. ONE EXCITING DAY FOR ALL STUDENTS IN HIGH SCHOOL IS HOMECOMING. THE GAME WILL BE FRIDAY, OCTOBER 2ND WITH FESTIVITIES CONTINUING ON SATURDAY, OCTOBER 3RD. MANY GROUPS GATHER THROUGHOUT THE NEIGHBORHOOD FOR PICTURES. PLEASE REMEMBER THESE SIMPLE RULES:

1. AN ALPHABETICAL LIST OF ALL GUESTS MUST BE GIVEN TO THE COURTESY OFFICER PRIOR TO YOUR EVENT.
2. ALL GROUPS TAKING PICTURES MUST HAVE A RESIDENT PRESENT THE ENTIRE TIME.


WE HOPE EVERYONE HAS A WONDERFUL TIME THIS YEAR AND BEST OF LUCK TO THE TAYLOR MUSTANGS!





Annual Homeowners Meeting


MARK YOUR CALENDAR


Thursday, October 22, 2009, 7:00pm
Exercise Room of the Clubhouse

 Come join us for the 2009 annual Homeowners meeting. This is an opportunity to see if your board of directors is meeting your expectations.

 You will learn about the community, find out what actions have been taken during the year, what actions are planned for next year, how your assessment fee has been managed during 2009. You will also see the planned budget for 2010. A lot of information is shared. Election to fill two board positions will also be held.


 Windsor Park Lakes continues to grow as well as mature as a community. What happens within our neighborhood is important and the annual homeowners' meeting is an important tool in continuing to ensure our community remains the premier place to live in Houston.


 Take a little time out of your busy schedule and join neighbors, friends, new residents and long-time residents at this annual event. It is time well spent, educational and a chance to be active in the future of the community.


 See you there!!!

HALLOWEEN IS COMING!!

Saturday, October 31, 2009

 Again this year, Windsor Park Lakes will hold a Halloween event before all the ghosts and goblins go Trick or Treating in the neighborhood. This year's festivities will be held in the Clubhouse area beginning at 5:30pm and lasting until 7:00pm.

 Remember all the fun we had last year, well this year will be even better. Your ghostly planners don't want to give anything away, so you will just have to show up to see what Halloween adventures will take place.

 The whole family is invited to come wearing your most spooky Halloween costume, adults too!! There will be fun things for the little witches, ghouls and ghosts to enjoy.



Safety Awareness Month

July was Safety Awareness Month in Windsor Park Lakes. A blitz of signs throughout the community and handouts by the courtesy officers was done to bring added attention to safety in the neighborhood. It seemed to work as residents reported seeing vehicles being driven a little slower (not all but many), vehicles stopping at STOP signs (not all but many), less junk being thrown in the lakes, residents cleaning up after their dogs (not all but many), people walking being more alert and visible and much more.

There were many positive comments received and encouragement to continue projects of this nature. Many residents shared that the messages were just what was needed to make people think and act in a safer manner. Positive comments were also received from deputy constables and numerous visitors. As with any event of this magnitude, not all residents saw the positive aspects of the signs. Three residents did share concerns that included that the signs cheapened the look of the neighborhood, will be ineffective, there were too many, not big enough and the signs were not up to the standards of the community. Thank you to all the residents for sharing comments on the benefits and helpfulness of the messages presented by the signs as well as concerns.

As safety is so important to our community, ways to keep safety in the minds and actions of all residents and visitors will continue to be the top priority. Certain of the signs may be used at other times in the year to emphasize a specific activity. Additional safety possibilities will continue to be considered and actions taken.

Call the Constable

Windsor Park Lakes is a limited-access community. Visitors (such as, friends, service providers, pizza delivery) are to register at the North entrance gate with the courtesy officer on duty. To aid in this requirement and to help ensure that only authorized visitors enter Windsor Park Lakes, certain information signs have been placed at the North and South gates. These indicate that soliciting is not permitted, registering at the North entrance gate is required, security cameras are in use and one of the more important set of words is "NO TRESSPASSING".

Our streets are privately owned and therefore, anyone who is not authorized to be in our community is trespassing. This includes unauthorized visitors such as solicitors and people fishing in the lakes. When unauthorized individuals are seen in Windsor Park Lakes calling the constable's dispatcher at 281-463-6666 is the proper course of action. The constable will send an officer or officers to escort the intruders from the community.

It is especially important to contact the constable's dispatcher if there is a threat, feel of potential threat or witness of odd activities. Checking out these types of uncertainties is an important role of the constables deputies.

Please do not call the courtesy officer on duty to call the constable or do not ask the courtesy officer to take care of the matter. The courtesy officer on duty can not call the constable on your behalf nor can the courtesy officer leave the North guard house area. You may wish to let the courtesy officer on duty know that you have contacted the constable's office about an intruder.

Our area is one of the safer areas in Houston and Windsor Park Lakes is even safer. We all have responsibility to help keep it this way.

Windsor Park Lakes

Safety on Our Streets

"Why is the speed limit in Windsor Park Lakes only **25 Miles Per Hour**? I am a good driver, 30 MPH seems a better speed, that is what it is on many of the streets around here."

Take a look at this: on dry pavement

<u>Speed</u>	<u>Reaction Distance</u>	<u>Breaking Distance</u>	<u>Overall Stopping Distance</u>
20 mph	44 feet	20 feet	64 feet
25 mph	55 feet	35 feet	90 feet
30 mph	66 feet	45 feet	111 feet
35 mph	77 feet	60 feet	137 feet

This is data from just one website, but it does tie closely to data published by public safety organizations and other websites.

Think about it, at 25 mph that is 90 feet, 15 feet longer than the full length of tractor and semi-trailer. Does that seem too fast if it takes you that long to stop a moving car going 25 mph?

This is a family community with lots of children at play, residents out walking and riding bikes, and neighbors chatting along the street. If someone just happens to step out into the street while you are "hurrying" somewhere, can you stop in time? *Don't find out*, be a safe driver.

Recently, a young boy was riding his battery-powered two-wheel scooter at the curve of Westshore Drive and Windsor Lakes Drive. As he came around the corner, he crossed the street in front of pickup truck. Fortunately, the driver was going 25 MPH or less and stopped before hitting the young boy. Driving faster than the speed limit may have ended in disaster. Speed is dangerous.

The **STOP** signs have a purpose too. Each is there to control traffic and to minimize decision making at corners.

As more new homes are built and more families move into Windsor Park Lakes, the traffic increases. This means each and every one of us has to be more cautious, alert and the best driver possible.

Just one other safety point, do not drive and talk or text on your cell phone. This is quite a distraction and greatly reduces reaction time, potentially far beyond the 90 feet previously stated.

Be a good neighbor, observe the **25 MPH speed limit** in Windsor Park Lakes and **STOP** at every **STOP** sign.

Keep Trees Trimmed

In past Quackers, articles have been published about keeping trees near the street and sidewalks trimmed. By doing this, residents can walk on the sidewalks and vehicles can drive on the streets without being hit by tree branches. Most residents complied and trees were neatly trimmed. Thank you for taking the time to trim trees and be a good neighbor.

It appears, due to a lot of new growth this summer, it is time once again to remind residents to look after the trees in your yard. In recent weeks, complaints have been received that trees limbs are hanging down and impeding safe walking and creating a driving hazard.

Remember, the sidewalks are meant for walking. Many residents use the sidewalks when walking through the neighborhood. This is especially true at night. That is the way it should be. Early mornings, dusk or at night, walkers can be harder to see and should use the sidewalks instead of the streets.

One of the dangers of walking the sidewalks is tree limbs that hang over the sidewalk. These can be a safety concern anytime, but especially at night. Nothing drives a walker into the streets like being poked in the face or eye by a low hanging tree limb.

Remember too, that limbs hanging over the street can be dangerous to vision for drivers. Plus, a tree limb can scratch a passing car. No one wants that.

Be a good neighbor; please keep the trees next to the sidewalks and streets on your property well trimmed so that the sidewalks and streets can be used without obstructions. We, as homeowners, have an obligation and responsibility to keep the trees healthy and properly trimmed. Just a little bit of courtesy will help make Windsor Park Lakes a safer place and help keep the community beautiful.

VEHICLE STICKERS FOR WPL

ONCE AGAIN WE ARE ASKING RESIDENTS TO PLEASE PLACE VEHICLE STICKERS ON YOUR WINDSHIELD. THE REASON FOR THE STICKERS IS TO READILY IDENTIFY ALL VEHICLES INSIDE THE NEIGHBORHOOD AS BELONGING TO A WPL RESIDENT. IT HELPS THE COURTESY OFFICERS IDENTIFY SOMEONE WHO MAY BE TAILGAITING THROUGH THE NORTH GATE AND ALSO HELPS THE CONSTABLES WHEN SUSPICIOUS OR ABANDONED VEHICLES ARE REPORTED.

PLEASE BE A GOOD NEIGHBOR AND COMPLY WITH THIS REQUEST. IF YOU ARE IN NEED OF A STICKER, PLEASE CONTACT DEBBIE KAY WITH SCS AT 281-500-7106.



Windsor Park Lakes

Common Areas and Boats

Taking a boat ride on our lakes is a fun event. This is a great way to enjoy our neighborhood. Many residents have paddle boats, canoes, kayaks, row boats and electric-powered boats. As our community grows, so do the number of boats docked around the lakes, including a few boats docked at the common areas. Use of the common areas does allow residents who do not live on the lakes an opportunity to enjoy the lakes. Each of us who has a boat on the lakes has a responsibility to maintain our boat and help keep it an attractive part of the community.

The "Declaration of Covenants, Conditions and Restrictions" contains minimal requirements –

- (1) only boats, which are not internal combustion engines, are allowed and
- (2) any boat used on the lake must be approved by the HOA in advance of such boat being launched on the lake.

To help ensure we continue to keep our community at its very best, the following requirements were put in place in November of 2007. Here again are the requirements"

- 1. only boats which are not internal combustion engines are allowed;*
- 2. any boat to be used on the lake must be approved in writing by the Windsor Park Lakes Homeowners Association, Inc. in advance of such boat being launched on the lake.*
- 3. Each boat on the lake must be registered in the owner's name with SCS Management Services, Inc. A numbered sticker will be issued to each registered owner and each boat owner is asked to place the sticker on the back of the boat, regardless of type.*
- 4. Keep all boats in good clean working condition.*

As new requests are approved, boats will be registered in the name of the resident owner and numbered stickers issued to the boat owner.

Then, if a boat happens to break loose, it can be identified by the sticker number and the owner notified. Or, if a boat is not properly maintained, the owner can be notified. Maintaining a boat properly is important to ensure the beauty of our community remains as we all wish.

If you have not already registered your boat, please do so by contacting SCS Management Services, Inc. to register your boat and then place your number on your boat.

Yes, it is just one more thing to do, though not a hard thing. And, this will help keep our community at its best. This is what we all want.

Enjoy the lakes, exercise boating safety and be a good neighbor.

Garbage Cans - "Out of Sight"

Garbage cans - something we all have to have and put out every Wednesday and Saturday for a waste management crew to dump out for us. But, what to do with them the rest of the time. In Windsor Park Lakes we store them "out of sight", that is the requirement. Now, out of sight does not mean behind a post at the garage overhang or behind a bush next to the driveway. "Out of sight" means somewhere so people passing by cannot see the garbage cans. This also applies to the recycling bins that are put out on Wednesdays.

Most residents store garbage cans in the garage. The rest get a letter asking that garbage cans be stored "out of sight". No one likes to get a letter, especially on something so simple as storing garbage cans "out of sight". This is the requirement. It is a requirement, not just to have another requirement, but to help keep Windsor Park Lakes the most beautiful community in the Houston area. Plus, it cost your homeowners association, which is you, money to send letters.

On a Wednesday or Saturday morning as you are driving in the neighborhood notice how tacky it looks having garbage cans sitting in the driveway of homes. A necessary event ever Wednesday and Saturday. But, not on other days of the week.

Please be a good neighbor and when not out on Wednesday and Saturday, store garbage cans where no one can see them.

