



# TIMBERGRAM

OFFICIAL NEWSLETTER OF TIMBERLAKE ESTATES  
[WWW.TEPOA.ORG](http://WWW.TEPOA.ORG)

## Letter From The Chairman, 1<sup>st</sup> Quarter, 2008

### Board of Directors

Brett Basford  
Chairman  
281-469-8638  
[bjjaq@swbell.net](mailto:bjjaq@swbell.net)

Jeff Gunn  
Vice Chairman/Legal  
281-970-1279  
[jeffsclassics@yahoo.com](mailto:jeffsclassics@yahoo.com)

Pam Thompson  
Secretary  
281-970-8054  
[jpthom17@yahoo.com](mailto:jpthom17@yahoo.com)

Robert Key  
Lake  
281-807-9457  
[robertdkey@sbcglobal.net](mailto:robertdkey@sbcglobal.net)

Mike Ruiz  
Treasurer  
832-444-8502  
[bigtexasmike@hotmail.com](mailto:bigtexasmike@hotmail.com)

Ann Pavalock  
Communications & Timbergram  
281-469-5395  
[jpavalock@comcast.net](mailto:jpavalock@comcast.net)

Wayne Francisco  
Security  
281-890-3004  
[francisret@aol.com](mailto:francisret@aol.com)

### Neighbors -

I arrived home from work the first week of December, stepped out of my car and about choked on the stifling smoke hugging the ground due to the low cloud cover. I could not tell where the smoke was coming from. It did not appear to be any of our neighbors but perhaps from adjacent neighborhoods or a house fire nearby. Nonetheless, it inspired me to compile some burning DO's and DON'Ts that we can all reference during the late fall and winter when burning is at a peak due to our trees shedding their summer leaves. This list was compiled from county laws as well as some burning common sense and courtesy. For more info, you can reference [www.tamu.edu/ticc/debris\\_burning\\_safety.pdf](http://www.tamu.edu/ticc/debris_burning_safety.pdf) and Harris County Pollution Control.

### DON'Ts

- DON'T burn household trash, especially aerosol cans - stick to leaves, twigs and fallen tree branches when burning.
- DON'T burn wet leaves - they put off a ton of smoke.
- DON'T burn at night - specifically, you can burn 30 minutes after sun up until 30 minutes before sunset.
- DON'T burn within 50 feet of a structure.
- DON'T burn in or near the ditch.
- DON'T burn under when a burn ban is in effect - call 713-920-2831 or on the web, visit [www.cypresscreekvfd.com/outdoorburn.html](http://www.cypresscreekvfd.com/outdoorburn.html) for current burn ban status
- DON'T burn when it hasn't rained in a long while.
- DON'T burn treated lumber, tires, rubber or plastic products.
- DON'T burn when there is a low cloud cover.
- DON'T burn when it is windy outdoors.

### DO's

- DO be aware of the weather conditions.
- DO stay with your fire.
- DO consider alternatives to burning like composting.
- DO keep water and hand tools handy.
- DO select burn locations away from overhanging branches and utility lines.
- DO establish wide firebreaks around piles of leaves and brush to be burned.
- DO contact the county at 713-920-2831, fax at 713-447-8963, or email at [pollution\\_control@hcpbes.org](mailto:pollution_control@hcpbes.org) if you suspect illegal or suspicious burning.

Taking a brief look back at the past quarter and ahead into this quarter...

Looking back at accomplishments for the past quarter...

- Another Lights at the Lake Christmas celebration - thanks once again to Paula and Chic Hughes for their leadership on this fun family event and the all of the other volunteers who helped!
- Nominations and elections for 2008-2009 board members were completed.
- Audit and budget committees for 2007 were formed and completed their assigned duties.
- The TEPOA website and email to residents continue to be very exciting communication tools for the neighborhood. If you have not visited the website, it is located at [www.tepoa.org](http://www.tepoa.org). Also, send your email address to Brett at [bjjaq@swbell.net](mailto:bjjaq@swbell.net) to be added to the email distribution list for TEPOA.

Looking forward to this quarter...

- Complete the board transitions.
- Begin planning for an updated directory.
- Begin 2008 annual planning.
- A new year, a new budget and new challenges – the board can not do everything by itself; we need your continued help! Please contact a board member to see how you can get involved and help better the neighborhood.

Thanks for your continued and constructive support. I offer peace to you, your families and those brave soldiers fighting around the world for our freedom and that of others!

...Brett

Together - we can build "community" and make a difference!!!

SECURITY Wayne Francisco

As we end 2007 and head into 2008, we are encouraged by the fact that the overall number of safety and security incidents in our neighborhood is declining and we hope that this trend continues. Since implementing our tracking and awareness system, either luck, or more likely, the diligent effort on our property owners' part has proven effective and we are thankful for that. Please continue the effort to protect our properties, ourselves and our neighbors. Intentions for the future will be a constant focus on improving our safety and security and everyone's help is definitely needed. Be conscious of how to protect ourselves and our property by adequate lighting, locking our vehicles, additional security measures in our homes and notifying the authorities when anything seems suspicious or out of the norm. It is better to err on the side of caution than to become victim to an unfortunate crime. We will have a security patrol in our neighborhood on New Year's Eve and everyone's assistance in maintaining order on this celebratory night will be greatly appreciated. Merry Christmas and have a happy New Year!

VICE CHAIRMAN/LEGAL Jeff Gunn

As the year draws to a close, I'd like to thank everyone who submitted a Home Improvement Request for work they completed on their property. This year's applications ranged from re-painting the exterior of a house to building a brand new house, and just about everything in between, and no application was denied when properly submitted.

Our goals for next year include a campaign to beautify the neighborhood by encouraging property owners to remedy any deed restriction violations or other unsightly conditions on their property. We have taken steps to correct some problem areas in the neighborhood this year and would like to carry that momentum into 2008.

Please also remember to remove your Christmas lights and decorations in a timely fashion.

Recap of the HIR process

1. The Property Owner receives the HIR application form. This is available online at [tepoa.org/forms.htm](http://tepoa.org/forms.htm), or call Jeff Gunn or any Board member for a hard copy.
2. The Property Owner fills out the application and submits it to Jeff Gunn or any Board member. Please include all relevant information, such as a copy of your plat showing the location of the proposed improvement, paint color chips, roofing samples, etc. The more information included the more quickly your HIR can be approved. If you hired a contractor to do the work their bid proposal will usually include all the information you need to submit.
3. Jeff Gunn scans the HIR and submits it to the other Board members via email for their review and comment. If there are questions or missing information, the Property Owner will be contacted.
4. Upon receipt of approval from the other Board members, Jeff Gunn will contact the Property Owner to confirm approval of the project and the Property Owner may begin work on the improvement.

Please remember that we are a volunteer Board with work and family commitments outside of TEPOA. We endeavor to approve all HIRs as quickly as possible, but legally we have 30 days from the submission date to review and approve or reject HIRs.

Thanks again to all our neighbors who have been following the process and complying with the Deed Restrictions. Working together, we can preserve and improve the beauty and character of Timberlake Estates.



A MESSAGE FROM PRECINCT 519

Hello, my name is Priscilla (Perky) Savage, Precinct Chairman for 519. If your home is located on the north side of Timberlake Drive in election precinct 519, I want to keep you informed of important government and election issues. If you would kindly email me your name, address, email address and telephone number, I promise YOUR INFORMATION WILL NOT BE SHARED OR MADE PUBLIC BY ME. All correspondence will be sent out bcc. Also, anyone interested in working Precinct 519 election polls, please contact me. We need to train new people to help us. Reminder, Precinct 519 voting is held at Harris County Library – Northwest Branch, 11355 Regency Green Drive, Cypress, TX 77429-4799. Please do not hesitate to contact me with concerns or questions at 281-807-0855 or send an e-mail to [perkysavage@comcast.net](mailto:perkysavage@comcast.net).

\*\*\*\*\*

WHO REPRESENTS ME IN TEXAS?

Do you know where to vote?

If you live on Timberlake Drive, you are in precinct 519 and your precinct chair is Perky Savage. You can reach Perky at 281-807-0855.

The rest of Timberlake Estates is in precinct 481 and your precinct chair is Dianna Perham. Dianna can be reached at 281-890-5233.

All of Timberlake is in state senate district 7 and is represented by Senator Dan Patrick. State Representative Corbin Van Arsdale represents Timberlake in district 130.

IN WASHINGTON?

Residents living on Timberlake Drive are represented by John Culberson (dist. 7 ) in Washington. Rep. Culberson can be reached at [www.culberson.house.gov](http://www.culberson.house.gov).

Mike McCaul represents the rest of Timberlake (dist. 10). Rep. McCaul can be reached at [www.house.gov/mccaul](http://www.house.gov/mccaul). His office is located in Tomball at 990 Village Square, Ste B.

Senator John Cornyn – [www.cornyn.senate.gov](http://www.cornyn.senate.gov)

Senator Kay Hutchison – [www.hutchison.senate.gov](http://www.hutchison.senate.gov)

MARCH 4<sup>TH</sup>...

The Texas Primary is March 4, 2008. February 4<sup>th</sup> is the last day to register to vote in order to vote in the primary. January 4<sup>th</sup> is the first day to apply for ballot by mail for the primary. Call 713-368-2200. February 19<sup>th</sup> is the first day of early voting for the primary.

U.S. GENERAL ELECTION DAY... NOVEMBER 4, 2008

BE AN INFORMED VOTER!

New TEPOA Board Members Elected

We are pleased to announce that incumbents Wayne Francisco and Pam Thompson have been re-elected to board for the 2008-2009 term. In addition, Mike Ruiz, a new resident to our great neighborhood, has also been elected. Wayne and Pam will continue in their current roles in security and secretary respectively, while Mike will take over as treasurer for Debbie Shifflet. New board members will be installed at the January meeting.

And speaking of Debbie... a special thanks goes out to her for serving on the board. We will miss her great sense of humor but know we will see her around the lake and neighborhood.

### FOR YOUR INFORMATION...

#### TAX INFORMATION...

Get on-line instead of in-line. Use your mouse to select the payment icon and pay your property tax, renew vehicle registration as well as register to vote without leaving home.

You can protest your property appraisal, view your tax and value history and find out if the taxman owes you money. Just log on to [www.hctax.net](http://www.hctax.net).

#### FREE CREDIT REPORTS...

In case any of you were not aware, you can receive a free credit report every 4 months from one the credit bureaus. Make sure you are not a victim of fraud! Also, for free newsletters from Richard Alderman, the People's Lawyer, from University of Houston, go to his website at [www.peopleslawyer.net](http://www.peopleslawyer.net).

#### TIMBERGRAM COST & DEADLINES...

Business card size ad - \$15.00 per quarter  
One-quarter page ad - \$25.00 per quarter  
One-half page ad - \$45.00 per quarter  
Full-page ad - \$85.00 per quarter

Information is due by the 18<sup>th</sup> of the month preceding the quarterly meeting. Make check payable to TEPOA and mail to Timbergram c/o TEPOA, P.O. Box 452, Cypress, TX 77140. Personal ads are free to Timberlake residents.

#### CHRONICLE NOTICE...

Thursday, October 25, 2007. Neighborhood News. Paul Hawkins, assistant manager of engineering for Pct. 3 states, "Precinct 3 is working on a project to add a continuous left-turn lane to the four-lane Cypress N. Houston Road from Huffmeister to Jones Road".

#### 2008 DIRECTORY...

We will be gathering information for the new 2008 Directory to be published in the second quarter of 2008. Please be sure we have you information correctly listed. This is your opportunity to update anything you want to update. Also, if you would like to sponsor the directory by placing an ad, please make checks payable to TEPOA and note on the check that it is for the directory. Prices will be available at the January general meeting.

### FRIENDLY REMINDERS...

#### SELLING OR REFINANCING...

If you are selling or refinancing your home, it is important to have your realtor, title company or mortgage company contacts our new treasurer Mike Ruiz at [bigtexasmike@hotmail.com](mailto:bigtexasmike@hotmail.com) or 832-444-8502. Contacting Mike directly will speed up the process to obtain the required information.

#### COUNTY LAW...

A gentle reminder to please NOT burn in the ditches; if you see someone is burning in the ditch, call Steve Hupp at 713-920-2831 and the county will be happy to talk to the offender.

#### EXECUTIVE SESSION OF THE BOARD...

The Executive Board will meet on the first Thursday of the month unless otherwise noted. The meetings are usually at the home of Ann Pavalock, 12719 Oakfield Drive, at 7:00 pm. In accordance with the State Statutes, Executive Sessions of the board are open for the public to hear discussions but not participate in the discussion. The board will hold a closed session immediately following the open executive session.

#### SUSPICIOUS ACTIVITY...

Report suspicious activity to the Harris County Sheriff at 713-221-6000 or 281-376-2997. Watch out for your neighbor and your neighbor will watch out for you.

#### STREET LIGHT OUTAGES...

To report light pole outages, call Centerpoint Energy at 713-659-2111 or for faster service, log on to [www.centerpointenergy.com/outage](http://www.centerpointenergy.com/outage). Be sure to include the address and pole number in you web form request.

#### EMAIL ADDRESSES WANTED...

If you are still getting the Timbergram by "snail mail", you may want to consider signing up for e-delivery. Getting the Timbergram by e-mail means that it will arrive first and be in color! With the cost of postage going up all of the time, it will save the association money and time.

#### MAINTENANCE FEES

Your 2008 maintenance fees are due by the end of January, 2008. Please remit in a timely manor and save yourself those added late fees.

## CHRISTMAS 2007 LIGHTS AT THE LAKE



Paula Hughes & Santa



Willie & Elsie Horak & Chandler



Santa with Travis & Trevor



Audrey & Brenna



Santa, Jean Bahr & Grandkids

ELVES ON THE GROUND  
ELVES IN THE AIR  
ELVES IN THE TREES  
ELVES EVERYWHERE!  
MAKING CIDER AND COCOA  
AND STRINGING UP LITES  
MAKING THE COOKIES  
JUST GETTING THINGS RIGHT  
THEY SWEATED WITH SANTA  
AS HE SAT IN THE SLEIGH  
SWATTING MOSQUITOS  
THAT GOT IN HIS WAY  
HEY! IT'S CHRISTMAS IN TEXAS  
AND AS WE ALL KNOW.....  
IT'S 90 DEGREES WITH A FORECAST OF SNOW  
BUT THE CHILDREN WERE HAPPY  
AND THAT'S WHAT WE WILL TAKE  
ALONG WITH OUR NEIGHBORS  
AT "LIGHTS ON THE LAKE!"  
BEST WISHES TO ALL  
THE HUGHES FAMILY



**Timberlake Estates Property Owners Association**  
 TEPOA P.O. Box 452 Cypress, TX 77429-0452  
 Quarterly Meeting, October 8, 2007  
 Cypress Creek Volunteer Fire Department, Station 22, Cypress, Texas

Agenda Item	Discussion Leader														
Call to order	Chairman														
Confirm quorum <ul style="list-style-type: none"> <li>• Must be current on maintenance fees to vote and participate</li> <li>• Please conduct yourself in an orderly fashion or you will be asked to leave the meeting</li> </ul>	Chairman														
Installation of new board members - n/a	Chairman														
Reading and approval of minutes not heretofore read <ul style="list-style-type: none"> <li>• 7/9/07Minutes</li> </ul>	Secretary														
Announce purpose of meeting	Chairman														
<b>Committee Reports</b>	<b>Board and Committee Chair(s)</b>														
Unfinished business <table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 20%; border-bottom: 1px solid black;">Secretary</td> <td style="border-bottom: 1px solid black;"> <ul style="list-style-type: none"> <li>• Christmas at the Lake Review</li> <li>• Online Calendar Review</li> </ul> </td> <td rowspan="10" style="vertical-align: top; padding-left: 10px;">Chairman</td> </tr> <tr> <td style="border-bottom: 1px solid black;">Legal</td> <td style="border-bottom: 1px solid black;"> <ul style="list-style-type: none"> <li>• Deed Restriction Focus areas</li> <li>• HIR Reminder</li> <li>• Deed Restriction violation updates</li> </ul> </td> </tr> <tr> <td style="border-bottom: 1px solid black;">Treasurer</td> <td style="border-bottom: 1px solid black;"> <ul style="list-style-type: none"> <li>• Monthly Spend Report</li> <li>• Previous Quarter Income Report</li> <li>• CD updates</li> <li>• % of property owners who have paid and not paid for 2007</li> <li>• Amount of money outstanding to TEPOA</li> <li>• Late notice mailout update</li> </ul> </td> </tr> <tr> <td style="border-bottom: 1px solid black;">Security</td> <td style="border-bottom: 1px solid black;"> <ul style="list-style-type: none"> <li>• National Night Our Report</li> <li>• Incident reporting update</li> </ul> </td> </tr> <tr> <td style="border-bottom: 1px solid black;">Communications</td> <td style="border-bottom: 1px solid black;"> <ul style="list-style-type: none"> <li>• Call for Timbergram articles</li> <li>• Call for email addresses</li> </ul> </td> </tr> <tr> <td style="border-bottom: 1px solid black;">Lake</td> <td style="border-bottom: 1px solid black;"> <ul style="list-style-type: none"> <li>• Lake Treatment Update</li> <li>• Other lake improvement plans</li> </ul> </td> </tr> <tr> <td style="border-bottom: 1px solid black;">Chairman</td> <td style="border-bottom: 1px solid black;"> <ul style="list-style-type: none"> <li>• Annual Election Update</li> <li>• Audit &amp; Budget Committee – call for volunteers</li> <li>• Call for committees</li> </ul> </td> </tr> </table>	Secretary	<ul style="list-style-type: none"> <li>• Christmas at the Lake Review</li> <li>• Online Calendar Review</li> </ul>	Chairman	Legal	<ul style="list-style-type: none"> <li>• Deed Restriction Focus areas</li> <li>• HIR Reminder</li> <li>• Deed Restriction violation updates</li> </ul>	Treasurer	<ul style="list-style-type: none"> <li>• Monthly Spend Report</li> <li>• Previous Quarter Income Report</li> <li>• CD updates</li> <li>• % of property owners who have paid and not paid for 2007</li> <li>• Amount of money outstanding to TEPOA</li> <li>• Late notice mailout update</li> </ul>	Security	<ul style="list-style-type: none"> <li>• National Night Our Report</li> <li>• Incident reporting update</li> </ul>	Communications	<ul style="list-style-type: none"> <li>• Call for Timbergram articles</li> <li>• Call for email addresses</li> </ul>	Lake	<ul style="list-style-type: none"> <li>• Lake Treatment Update</li> <li>• Other lake improvement plans</li> </ul>	Chairman	<ul style="list-style-type: none"> <li>• Annual Election Update</li> <li>• Audit &amp; Budget Committee – call for volunteers</li> <li>• Call for committees</li> </ul>
Secretary	<ul style="list-style-type: none"> <li>• Christmas at the Lake Review</li> <li>• Online Calendar Review</li> </ul>	Chairman													
Legal	<ul style="list-style-type: none"> <li>• Deed Restriction Focus areas</li> <li>• HIR Reminder</li> <li>• Deed Restriction violation updates</li> </ul>														
Treasurer	<ul style="list-style-type: none"> <li>• Monthly Spend Report</li> <li>• Previous Quarter Income Report</li> <li>• CD updates</li> <li>• % of property owners who have paid and not paid for 2007</li> <li>• Amount of money outstanding to TEPOA</li> <li>• Late notice mailout update</li> </ul>														
Security	<ul style="list-style-type: none"> <li>• National Night Our Report</li> <li>• Incident reporting update</li> </ul>														
Communications	<ul style="list-style-type: none"> <li>• Call for Timbergram articles</li> <li>• Call for email addresses</li> </ul>														
Lake	<ul style="list-style-type: none"> <li>• Lake Treatment Update</li> <li>• Other lake improvement plans</li> </ul>														
Chairman	<ul style="list-style-type: none"> <li>• Annual Election Update</li> <li>• Audit &amp; Budget Committee – call for volunteers</li> <li>• Call for committees</li> </ul>														
New business, motions and resolutions	Chairman														
Special programs – none	Chairman														
Close	Chairman														

**TEPOA Article of Incorporation, 11/12/85, Article Four**

The specific and primary purpose for which the Corporation is organized is to own, operate and maintain recreational property exclusively for the use and benefit of its members, and to enforce, defend and maintain those deed restrictions in effect and filed of record in the Real Property Records of Harris County, Texas for the Timberlake Estates, Section One, a subdivision of Harris County, Texas as such deed restrictions may be in force at this time or as amended from time to time.

**Minutes Summary July 9, 2007**

Chairman, Brett Basford, called the meeting to order at 7:05 PM. A quorum was established with fifteen homeowners attending. Secretary, Pam Thomson, read the minutes from the July 9, 2007, general meeting. Motion was made by Bill Watts and seconded by Philip Harmon to accept the minutes as read. Motion passed and the minutes were accepted. Pam discussed the upcoming Lights at the Lake event and gave specifics and items needed. She then reviewed the online calendar. Committee reports were given and items of interest were discussed. Treasurer, Debbie Shifflet, presented the bank statement and the budget versus actual numbers. Chairman Basford announced that three people have volunteered to run in the annual election and asked for volunteers for Audit and Budget Committees. There was no new business. Philip Harmon made a motion to adjourn. It was seconded by Bill Watts and the meeting adjourned at 7:43PM.



CHRISTMAS LIGHTS 2007

WINNERS FOR 2007 ARE...

FIRST PLACE –

Kevin Draughon  
12406 Timberlake Drive

SECOND PLACE –

Charles & Marsha Zwernamann  
12811 Tall Forest

THIRD PLACE –

Brian & Janet Collis  
12715 Manorwood

Honorable mentions go to Bill & Katherine Dillman, Kenneth & Judy Scholten and SJ & Cheryl Biondillo. The Timberlake Elf says "THANK-YOU" to all who put such thought and effort into decorating this Christmas. More of you decorated this year and that made the job a little more challenging. We wish everyone a very Merry Christmas and the most joyous New Year!

GARDEN CLUB

Expert Citrus grower, John Carter, counted over 150 lemons on his Meyer Lemon tree this year. It has produced to this extent since he put it in the ground five years ago. Joanne says just regular yard fertilizer and water is all the magic they use to get these big, juicy lemons.

MILE HIGH LEMON PIE

One baked pie shell  
Six whole eggs plus two yolks  
Two cups sugar  
2/3 cup lemon juice  
One cup butter

Mix all ingredients in top of double boiler. Place over simmering water and cook until thick. Cool and pour into cooled pie shell. Refrigerate one hour. Top with Swiss Meringue and serve at room temperature.



GARDEN CLUB CHRISTMAS LUNCHEON

Timberlake Garden Club met at Luigi's Italian Restaurant for its annual Christmas Luncheon, Tuesday, December 12. The mood was festive with beautiful Christmas decorations and carols playing while we enjoyed delicious lasagna and ravioli, topping the lunch off with "out of this world" Cannoli and coffee. Again this year, Garden Club chose Brooke Army Medical as the charity for our annual donation. Non-perishable items were collected and donated to Operation Military Embrace. This is a ministry started by Tomball residents Debbie and Jerry Reed to see that the families of our recovering soldiers at Brooke have what they need to make their stay more comfortable. Debbie and Jerry are themselves the proud parents of two Marines. This year, Jerry needed to rent a U-HAUL to carry all of the items back to San Antonio. Debbie and Jerry make monthly trips to Brooke and would love to have you join them. It will require an overnight stay and hotel expenses. We would visit the patients one day and stay to serve breakfast the next day. If you would like to join us, please call Ann Pavalock at 281-469-5395, or log onto Jerry's web site at [www.operationmilitaryembrace.com](http://www.operationmilitaryembrace.com).

TCPL 12979

RANDY McNEILL



16712 BOBCAT TRAIL  
CYPRESS, TX 77429

713-408-1522  
[WWW.xpertpest.com](http://WWW.xpertpest.com)

Your Advertisement  
Could Go Here!

TEPOA

P.O. Box 452  
Cypress, TX 77410-0452