

THE FOREST NEWS

PUBLISHED COURTESY OF THE GREENWOOD FOREST HOMEOWNER'S ASSOCIATION

HOA Board Meeting

Wednesday,
April 4, 2018
7:00 PM
MUD Building



Swim Team Registration

Sunday, April 8
Sunday April 15

At Clubhouse
1 - 3 PM

Details on Page 9



NOW HIRING LIFEGUARDS

*Must be 15 years old
by May 1st to apply.*

For more information,
contact Ana Gerstle at
fasci_2018@yahoo.com

✧ Spring Into Action ✧

As we bid a (not so) fond farewell to winter, spring is in the air at Greenwood Forest and none too soon for most. Residents throughout the neighborhood can be seen planting new plants, power washing homes, painting, doing general repairs, and even replacing old roofs. This is the best time to do these important things to our homes and yards.

Maintaining our homes gives each of us a sense of pride and contributes to the beauty of the whole neighborhood. The Greenwood Forest HOA encourages all homeowners to do any upkeep that is necessary to improve their homes' curb appeal as this reflects our pride in the community.

Please remember that when you make *any* repairs or renovations to the exterior of your home, you are *required* to obtain approval

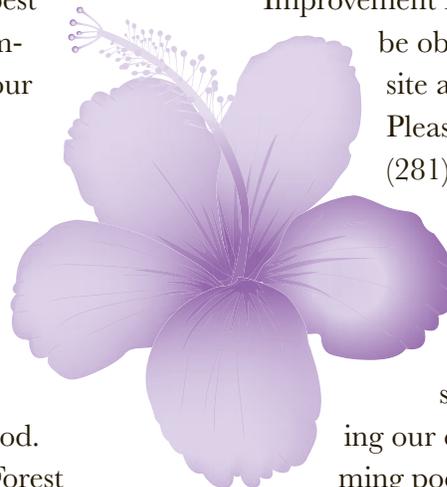
of your plan from our Architectural Control Committee. It's a simple, but necessary process to maintain the standards of our community and to help keep homeowner property values as high as possible. In short, it's in everyone's best interest. Home Improvement Request Forms can

be obtained on our website at greenwoodforest.net. Please call Denise at (281) 444-3522 #5 with any questions.

We are already making plans for the summer season such as ready-

ing our community swimming pool and the hiring and training of new lifeguards. Additionally, we will be installing a new motorized handicap chair at the pool that will make pool entry easier for those folks who need this assistance.

Let's enjoy this spring season in Greenwood! Get out and meet your neighbors! Have some fun!



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Fire Department

E.D.I.T.H. – EXIT DRILLS IN THE HOME

Plan Ahead! If a fire breaks out in your home, you may have only a few minutes to get out safely once the smoke alarm sounds. Everyone needs to know what to do and where to go if there is a fire.

HOW TO MAKE A HOME FIRE ESCAPE PLAN

- Draw a map of your home. Show all doors and windows.
- Visit each room. Find two ways out.
- All windows and doors should open easily.
- Make sure your home has smoke alarms and test each of them.
- Pick a meeting place outside. It should be in front of your home and *everyone* should meet here.
- Make sure your address is visible from the street.
- Talk about and practice your plan!



championsfire.org
facebook.com/ChampionsESD
Twitter:
[@ChampionsESD](https://twitter.com/ChampionsESD)

GET OUT, CALL 911, AND STAY OUT.

PUTTING YOUR PLAN TO THE TEST

- Practice your home fire escape plan twice a year, making the drill as realistic as possible.

YOUR HONEY DO HELPER^{LLC}



- Drywall
- Painting
- Fencing & Repairs
- Product Assembly
- Gutter Cleaning & Repairs
- Most Home Inspection Repairs
- Siding
- Cabinetry
- Remodeling
- Window Repairs
- Mounting Home Décor
- Handicap Modifications

Shane Masters
703-307-0536
yourhoneydohelper@outlook.com
— Greenwood Forest Resident —

No job too small! *Because he can't or he won't!*

- Make arrangements in your plan for anyone in your home who has a disability.
- Allow children to master fire escape planning and practice before holding a fire drill at night when they are sleeping. The objective is to practice, not to frighten, so telling children there will be a drill before they go to bed can be as effective as a surprise drill.
- It's important to determine during the drill whether children and others can readily waken to the sound of the smoke alarm. If they fail to awaken, make sure that someone is assigned to wake them up as part of the drill and in a real emergency situation.
- Always choose the escape route that is safest – the one with the least amount of smoke and heat – but be prepared to escape under toxic smoke if necessary. When you do your fire drill, everyone in the family should practice getting low and going under the smoke to your exit.
- ***Closing doors on your way out slows the spread of fire, giving you more time to safely escape.***
- In some cases, smoke or fire may prevent you from exiting your home or apartment building. To prepare for an emergency like this, practice “sealing yourself in for safety” as part of your home fire escape plan. Close all doors between you and the fire. Use duct tape or towels to seal the door cracks and cover air vents to keep smoke from coming in. If possible, open your windows so fresh air can get in. Call the fire department to report your exact location. Wave a flashlight or light-colored cloth at the window to let the fire department know where you are located

Visit nfpa.org/safety-information/for-consumers/escape-planning/basic-fire-escape-planning for more info.

Unpaid Assessments

Anyone with outstanding assessment fees is urged to contact the HOA to resolve the debt as soon as possible. The HOA Board considers legal action the last resort, however when an owner is chronically delinquent, has refused a payment plan, defaulted on those plans, and ignored repeated requests for communication; legal action becomes the only option.

HOA fees are part of the covenants of the neighborhood to which you agreed when purchasing your home and, are obligated to obey. Assessment fees pay for our constable patrol, street lights, tennis courts, pool, clubhouse, and care of the common

areas. **Non-payment of these fees can result in the foreclosure of your home.** Unfortunately, the association has been forced to use the foreclosure option to collect several chronically delinquent accounts. We urge you to work with the Board to settle any past due amounts. If you are delinquent and have not yet received a letter from our attorney, please contact Caroline Roberts at (281)444-3522 to make payment arrangements or to speak to the HOA Board. Please don't wait any longer.

Visit greenwoodforest.net and click on "Assessment and Collection Policy" for more info.

GREENWOOD FOREST HOMEOWNERS ASSOCIATION POOL POLICIES AND RULES

1. No Pets within the pool facility
2. Appropriate swimwear only; no cut-offs or colored t-shirts.
3. Must present pool tags and sign in.
4. Guests must be accompanied by a member at all times.
5. Please shower before entering the pool.
6. One long whistle from the lifeguards means to exit the pools.
7. All children under 12 years of age must be accompanied by a parent or guardian, 18 or older.
8. A swim test *will* be required to ensure safety.
9. No running
10. No horseplay
11. No ball playing in the pool or pool area
12. No loud or offensive language, behavior, or music.
13. Admission to the pool may be denied to anyone with open skin abrasions, colds, coughs, contagious infections or bandaged wounds.
14. No smoking within the pool facility.
15. Pool toys must be approved by the lifeguards.
16. No electrical devices are permitted in pool area.
17. No food or beverage allowed in the pool. Members should take care to clear away all trash when leaving the pool area.
18. No alcoholic beverages
19. No glass containers.
20. Diving in designated areas only
21. Do not distract or talk to the lifeguards unless it's an emergency.
22. Greenwood Forest Homeowners Association is not responsible for items lost or left in the pool area.
23. **Violation of pool rules may result in loss of pool privileges.**
24. **No loud or offensive language, behavior or music**
25. **The Lifeguards have ultimate authority to interpret and enforce the rules.**

DIVING BOARD RULES

1. Only one person allowed on board or steps at a time.
2. No swimming in diving area while diving board in use.
3. One bounce only
4. No diving straight down or off sides of board
5. **DO NOT** dive until the pool area is clear.
6. Back dives are prohibited.

POOL GUEST POLICIES

1. Resident/member must be at least 12 years old to bring a guest.
2. Guest fees must be paid at time of entry.
3. We accept exact change only
4. A maximum of 5 guests allowed at one time.
5. Residents are responsible for their guests at all times.
6. Residents must sign-in their guests at guard shack.
7. Guests must adhere to all general pool rules.

BABY POOL RULES

1. Lifeguards are not responsible for the baby pool.
2. Parent and/or guardian (18 year old minimum) are responsible for their children and must not leave them unattended.
3. No disposable diapers. Rubber swim pants only.
4. No diving

ARTICLE DEADLINE FOR MAY:

Friday, April 13th

Please e-mail articles to gwfhoa@gmail.com.

CPA INCOME TAX SERVICE

- * If you had uninsured property losses as a result of hurricane Harvey, you may be entitled to a casualty loss deduction on your tax return
- * I OFFER INCOME TAX SERVICE IN THE CONVENIENCE OF YOUR HOME OR OFFICE
- * DAYS/EVENINGS/WEEKENDS (to accommodate your busy schedule)
- * If you need to file past years tax returns and get current with your tax filings, I can help you.
- * If you need to file amended tax returns for prior years, I can help you.
- * If you need to file out-of-state tax returns, I can help you.
- * If you have unresolved IRS issues, let's discuss and get them resolved as favorably as possible for you.
- * Over 30 years experience / Reasonable rates

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(Long time resident of Greenwood Forest)

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281-753-9909

➤ *Long-time Greenwood Forest Resident* ◀

Women's Club

BLOSSOMING ACTIVITIES

April Showers Bring May Flowers and plenty of Activities for the Women's Club.

Our April Program will be presented by StillGoode Consignments – a great place to find hidden treasures from estate sales, country auctions and individual consignors. They have contemporary, classics, antiques and vintage furniture, art, home décor, collectibles, fine china and house wares. If you are looking for that “special something” for your home then come to our April 12th meeting and learn all the details.

Our March meeting featured a speaker from the Port of Houston. We enjoyed a remarkable history lesson full of details regarding the activities at the ship channel.

We thank Diane Webb, Program Chair, for arranging for so many diversified programs this year. Each program has been a learning experience for all of us. Great job!

Marilyn Henricksen of the Quilting Group spoke briefly about the activities of this group: They have supported a variety of charities over the years by donating quilts to LBJ Hospital and various programs at Northwest Assistance Ministries. In January 92

blankets/quilts for babies as well as larger throws for cancer and dialysis patients were delivered LBJ hospital. They also donated to NAM 42 quilts ranging in size from crib to double bed size. This year they collected 343 quilts with 135 people participating. Since their inception 22 years ago The Quilting Bee has collected 6056 quilts—amazing!

Mark your calendars for our May 10th Spring Luncheon & Installation of officers at Campioni's Restaurant. Sue Ann Lurcott will be collecting \$25-per-person at our May meeting.

Our Wineaux Group met in March at the home of Sharon and Kevin Guge. We thank you both for inviting us to your lovely home. We had a great turnout with plenty of food and wine for all.

If you have been thinking about joining the Women's Club, it is never too late. We would love to have you as a member.

Professional Tax Services

13910 Champion Forest, Suite 207
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Claudell Bradby, CPA
Certified Public Accountant

bradbycpa@sbcglobal.net (832) 228-7929



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Home & Garden Club

Our February program got us out of the cold and thinking about spring & summer fashions. Scruple's provided the newest trends in fashion, lots of sparkle and color. Box lunches from Jason's and Bingo rounded out a fun day. Naturally, all of the prizes were much needed plants for our gardens.

March 22nd is our bus trip to Round Top. We will tour the gardens and chapel, have some lunch, and do a little shopping before we head home. We are all looking forward to the fun, food and friendship enjoyed on these trips.

Yes, our "Gardens of Greenwood" tour is still on schedule for April 26th. As cold and wet as it has been, some ladies have managed to keep their gar-

dens growing and are inviting us to tour them. More details will follow.

The installation of officers luncheon will be at Fratellini's on May 24th. Call Benette Schreiber to make your reservation.

The Yard of the Month for March went to Nancy & Bill Strange at 5203 Theall. Thank you for contributing to the beauty of Greenwood!

It is never too late to join the Garden Club! Call Wilma Colbert and she will give you the details.

Good Luck with your gardens! We are already seeing lots of residents out working in the yards and adding spring plants, etc. You "early birds" get the rest of us going! Thanks!

Who Ya Gonna Call?



The Constable's Office!
(281) 376-3472

Please report suspicious persons, cars, or events. If something does not look right, give them a call. The deputies need our help, so let's assist them as much as possible!

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Nick Delmedico

THE POWER OF FORGIVENESS

*Power to Be Forgiven
Power to Forgive*

*Sunday Worship
10:00 AM*

*Providence Community Church
Huntwick Clubhouse
5300 Coral Gables Dr.
Houston, TX 77069*



YARD OF THE MONTH

Nancy & Bill Strange
5203 Theall

Yard of the Month for March was selected from homes on the east side of Champion Forest Drive.

Safety & Security

REMINDERS FROM OUR CONSTABLES

REMINDERS FROM OUR CONSTABLES

- If you see something, say something.
- Call **(281) 376-3472** if you see something suspicious or even when in doubt.
- Social media is not the first place to go for an answer when concerned about suspicious activity. If your concern is staying anonymous, you have no reason for concern. ***You may remain totally anonymous OR you may request a return call or a visit from the deputy.***
- **Traffic in Greenwood** with its many through streets is often congested and beset with speeders and distracted drivers. Pedestrians, especially children walking to and from school, are in danger when they ignore the “rules of the road.”
 - 1) Proper etiquette for foot traffic is ***single file and walking on the left side of the road*** where oncoming traffic can be seen.
 - 2) ***Walking abreast down the middle of the road is often an issue in Greenwood and is dangerous for drivers as well as the pedestrians.***
 - 3) **Playing in the street is also dangerous** and inappropriate for all. There is a wonderful newly grassed area at the Club on the Lodge Creek side for games and such. There is also a volleyball court on site.

4) Bicycles are held to much the same traffic laws as motor vehicles in Texas and are subject to being ticketed if the law is not obeyed. Riding on the right side of the road and obeying traffic signs are required of bicyclists. Bicyclists are often seen not obeying stop signs as well as other traffic laws in Greenwood. We have been fortunate not to have had a serious injury or fatality due to these bad riding habits.

COMMENTS FROM OUR CONSTABLES

- Don't give money to panhandlers.
- Lock your car and do not leave valuables in sight.
- Report Homeless Camps to Precinct 4.

FEBRUARY 2018 PATROL STATS

Type of Activity	Instances
Burglary of a Habitation	0
Burglary of a Motor Vehicle	0
Theft from a Habitation	0
Theft of Motor Vehicle	0
Theft - Other	1
Robbery	0
Assault	1
Sexual Assault	0
Criminal Mischief	1
Disturbance - Family	2
Disturbance - Juvenile	4
Disturbance - Other	6
Alarms	12
Suspicious Vehicles	17
Suspicious Persons	6
Runaways	1
Telephone Harassment	0
Other Calls	326
Citations	252

CRIME WATCH

The next Crime Watch meeting will be on Wednesday, April 11th, 2018 at 7 PM in the Clubhouse. Meetings are held the 2nd Wednesday of each month.



**“When it’s time to sell your home,
Call John Cope. I can sell your home too!”**

Here is a list of my recent Greenwood Forest sales.

12711 Big Stone
5511 Pinewilde
5419 Havenwoods
5802 Foresthaven
5910 Foresthaven
5907 Queensgate
5307 Dana Leigh
5310 Lawn Arbor
12019 Champion Forest
12019 Greenwood Estates
5927 Miller Valley
5927 Miller Valley – Leased
5218 Green Springs
5510 Green Springs (Sold Twice)
5614 Green Springs
5618 Green Springs



5410 Lodge Creek – Leased
5330 Pine Arbor
5430 Pine Arbor
5514 Pine Arbor
5602 Pine Arbor
5219 Spanish Oak

5222 Spanish Oak
5414 Spanish Oak – Leased
5314 Pebble Springs
5314 Pebble Springs – Leased
12611 Misty Valley
5323 Theall Rd
5934 Theall Rd
5935 Theall Rd
5942 Theall Rd
5314 Pebble Springs – Leased
5903 Templegate – Leased
5926 Templegate
5322 Boyce Springs Dr
5503 Boyce Springs Dr
12035 Indian Wells
5503 Boyce Springs – Leased



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New Number: 832-878-5884

For a Free, No Obligation, Market Analysis of Your Home, Call Me.

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9234 Cypress Creek Parkway, Houston, Texas 77070

Join the Greenwood Forest Swim Team!

Registrations: Sunday April 8th & April 15th

Time: 1 PM—3 PM

Location: Greenwood Forest Clubhouse



Come see what Swim Team has to offer!

- ◆ Beginning swimmers welcome - kids can join starting at 4 years old!
- ◆ Affordable daily swim practices - much less expensive than traditional swim lessons.
- ◆ Separate Summer Lessons (BITS - Breakers in Training) for children under 4 years old.
- ◆ Convenient Location - walk or ride your bike to practices & meets!
- ◆ Breakers is a great place to meet your neighbors and build life-long friendships!

SWIM TEAM IS OPEN TO ALL GREENWOOD FOREST RESIDENTS!

Children and Grandchildren – AGES 4 through 18

Returning Swimmers – FREE T-SHIRT! Register early at a discounted rate

New Swimmers – FREE T-SHIRT! 10 percent off 2nd swimmer

QUESTIONS? Email Amber Stepanik (president):

astepanik@gmail.com

Community News

SCOUT FAIR

A big THANK YOU to all residents who purchased fertilizer & mulch from Troop 440 last month! We appreciate your support!!

This year's annual Scout Fair will be held on April 14, 2018 from 10:00 AM - 3:00 PM at NRG Arena. This is a FREE event for the whole family! (Parking is generally around \$12). There will be hundreds of booths of activities, food samplings, crafts, exhibitors from a variety of businesses, non-profits and government agencies.

Be sure to stop by Pack 440 and Troop 440's booth and say Hi! For more information please visit samhoustonbsa.org/scout-fair. For more information about joining scouting for Cub Scouts (1st-5th grades) or Boy Scouts (6th-12th grades) please contact Charlotte Sziy at szzy@sbcglobal.net.

LOST PET COORDINATOR

If you find or lose a pet, please call Robbie Pukler at (281) 880-9598. Robbie will act as a liaison to reunite the pet with its owner. Please be sure your pet has a tag with your phone number, or is microchipped to improve your chances of getting them back.

Greenwood Teenage Job Seekers

B Ariel Flores (19) Lodge Creek . . . 281-827-7183
 H,O,P,Y. . Isaac Nava (16) Pebble Springs. . 832-724-7937
 B,H,P . . . Kennedy Oliphant (14) . . Pinewood Spr. . 832-978-6282
 B,P. Rosalinda Orta (13) Dana Leigh . . . 832-253-2635
 B,P. Courtney Robinson (16) . Green Springs. . 281-877-2071
 B,H,P,O. . Elizabeth Tallarine (17) . . Green Springs. . 832-870-4444

B – Babysitting H – Housesitting
 O – Pool care P – Pet Care Y – Yard work

MARCH BRIDGE SCORES

2nd Thurs. Evening Duplicate Bridge

1. Diane & Chuck Nott
2. Sandy Davis & Bob Smith
3. Joyce & Don Trimble
4. Patricia Jacques & Joyce Schnell ~tie~
If you would like to join this group, contact Joyce at (281) 455-9756.

Women's Club Monday Bridge

5. Janice Brasher
6. Pat Ashton
Women's Club bridge group plays the 2nd Monday of each month.

Monday Duplicate Bridge

7. Rosina Boswell & Julia Leyendecker
8. Pat Jacques & Tomiko Long
*Our next bridge session is April 23rd from 9:30 AM to 12:30 PM. Call Rosina Boswell at (281) 682-4507 if interested.
 You just need to know how to play bridge to participate. Come join us.*



Teenage Job Seekers

If you are a teen looking for work on weekends, or after school, please fill out this form and return to Caroline at the Clubhouse.

Name: _____

Address: _____

Age: _____

Telephone Number: _____

Job(s) Desired: _____

B – Babysitting H – House sitting O – Pool Care
 P – Pet Care Y – Yard work

Classifieds

HOUSE & PET SITTING – Long-time GWF resident References upon request. Robbie Pukler: (281) 880-9598.

BEACH HOUSE RENTAL – GWF RESIDENT – Newly constructed beach house on Crystal Beach. 4 Br/2 Bath/Sleeps 10/pet friendly. 1-minute walk to the beach. *Facebook.com/asilverliningbolivar, vicki.ashy@yahoo.com, or silverliningbolivar@gmail.com.*

DOES YOUR CHILD STRUGGLE WITH READING? – I test, tutor, and create lesson plans to meet specific reading needs and I provide strategies to improve reading comprehension; I am a certified teacher, reading interventionist, and dyslexia specialist with Cy-Fair ISD. Contact Teresa Hime, cell: (713) 594-2007, email: *tahime@sbcglobal.net.*

DO YOU DREAD THE BUSINESS OF WRITING? – I restrain run-on sentences, referee quarreling subjects and verbs and discretely use commas. I edit from novel-length to minimum copy. For all your writing needs, please call Rosemary Mackin at (713) 385-0503. *www.succinctlysaid.com.*

PET SITTING – Let me take care of your pets while you are away. I will let them out, love on them, play with them, brush them, and walk them if you like. They will be well loved while you are away. GWF Resident. Call Candi @ (281) 513-4721.

PIANO & KEYBOARD LESSONS – Counts Piano Studio. Ages 7–Adult. Beginner to advanced levels. Contact Pat Counts, GWF Resident. Call her at home: (281) 444-8097, cell: (832) 253-8412, or email her at: *pcounts001@comcast.net.*

GREENWOOD FOREST MARKET REPORT FOR FEBRUARY 2018*

Homes SOLD in February	4
Avg Days on Market	52
Avg Sales Price	\$210,225
Average List Price vs Sales Price Ratio	96.55%
*Data is from HAR for 2-1-18 through 2-28-18	
As of March 12, 2018:	
Homes on the Market	18
Price Range	\$125,000 - \$325,000
Homes Under Contract 3	
Option Pending	1
Price Range	\$279,900
Pending Continue to Show	0
Price Range	-
Pending	2
Price Range	\$215,000 - \$269,900

For all your real estate questions, please call or email me today!

Maya Ho
REALTOR®, MCNE
Greenwood Forest Resident

832.353.4959
Maya.Ho@GaryGreene.com

Better Homes and Gardens | **GARY GREENE**
REAL ESTATE

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YOUR VALUES ARE OUR VALUES



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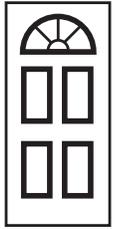
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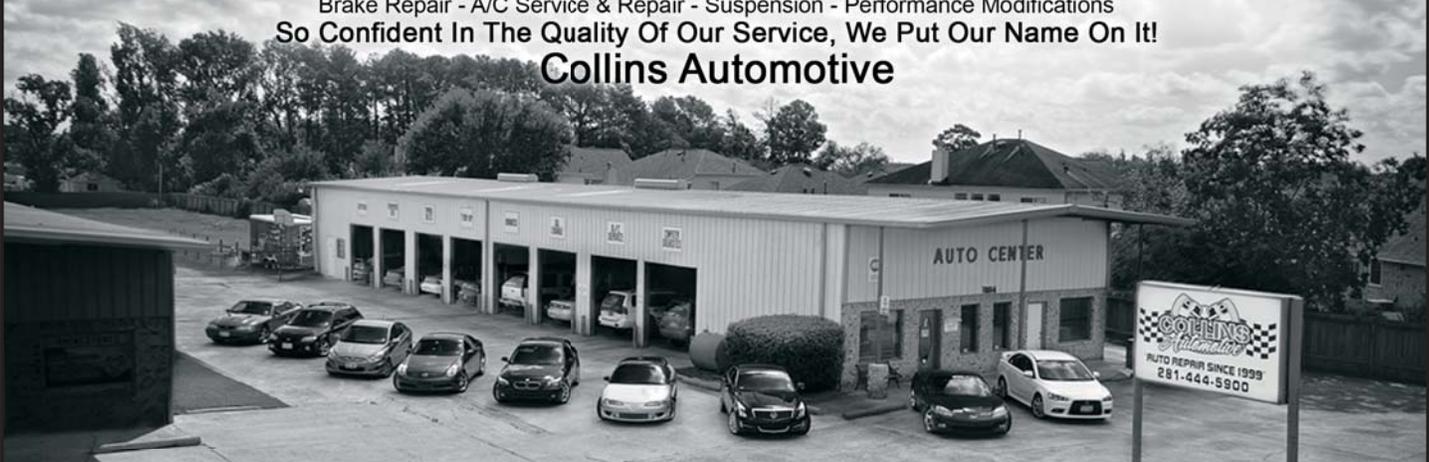
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Thanks, Joyce, Andy, Curtis and Clint

30 Years Champions Area • Family Owned and Operated
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Bring us your brake shop estimates. In most cases
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Greenwood Forest Residents Club

12700 Champion Forest Drive
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Caroline Roberts – Club Manager
E-mail: gwfhoa@gmail.com

Denise Delmedico - Deed Restrictions
E-mail: ddelmedico@att.net

Phone: (281) 444-3522
Fax: (281) 444-9609

Website: greenwoodforest.net

Business Hours:
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Homeowner's Association

Jon Taylor	President
Maureen Lankford	Secretary
Ken Latimer	V.P. Security
Larry Allen	V.P. Deed Restrictions
Kay Wilson	Treasurer

Monthly board meetings held first Wednesdays at 7 PM at 5302 Old Lodge. All residents welcome. If you would like to address the board regarding a specific subject, please call the President to be added to the agenda.

Important Numbers to Keep

***** Emergency Only *****

9-1-1

Fire / Medical / Police

Non-Emergency / Administrative Questions

Constable's Office	(281) 376-3472
Champions Fire Dept.	(281) 444-2014
Cypress Creek Ems	(281) 378-0800

Street Lights-Center Point Energy	(713) 207-2222
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Trash & Recycling Services	(800) 800-5804
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Water – Billing & Service “EDP”	(832) 467-1599
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Greenwood Forest Elem.	(832) 484-5700
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Wunderlich Intermediate	(832) 249-5200
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Klein Forest High School	(832) 484-4500
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Vacation Watch	(281) 376-3472
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or visit www.cd4.hctx.net

Breakers Swim Team	www.gwfbreakers.com
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Lost Pets (Robbie Pukler)	(281) 880-9598
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April 2018

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
1	2	3 Tai Chi – 1-3 PM	4 Women's Book Club – 9:30 AM Bridge – 1 PM HOA Board Meeting – MUD Building – 7 PM	5 Women's Club Board Meeting – 9:30 AM Tai Chi – 1-3 PM	6	7
8 Swim Team Second Registration 1-3 PM	9 Women's Club Bridge 9:30 AM – Adult Room WCID 109 Board Mtg – MUD Bldg – 7 PM	10 Tai Chi – 1-3 PM	11 Quilters – 9 AM Bridge – 1 PM Crime Watch Meeting Ballroom – 7 PM	12 Women's Club General Meeting – 9:30 AM Tai Chi – 1-3 PM Thurs. Night Dup. Bridge Adult Room – 7 PM	13	14
15 Swim Team Second Registration 1-3 PM	16	17 Tai Chi – 1-3 PM	18 Quilters – 9 AM Bridge – 1 PM	19 Garden Club General Meeting – 9:30 AM Tai Chi – 1-3 PM	20	21
22	23 Monday Dup. Bridge 9:30 AM – 12:30 PM Adult Room WCID 109 Board Mtg – MUD Bldg – 7 PM	24 Tai Chi – 1-3 PM	25 Quilters – 9 AM Bridge – 1 PM	26 Garden Club Garden Tour – 9:30 AM Tai Chi – 1-3 PM	27	28
29	30					