



The Official Newsletter of the Oak Creek Village Community Association, Inc.

## NATIONAL NIGHT OUT



POLICE-COMMUNITY PARTNERSHIPS

**~TUESDAY~  
OCTOBER 7  
6:00 PM - 9:00 PM**  
*A Connected Neighborhood  
is a Safe Neighborhood!*

### OAK CREEK RESIDENTS WHAT CAN WE DO?

On Tuesday, October 7th from 6:00 PM to 9:00 PM **COME OUTSIDE!** Turn on your porch lights, get out the kid's bikes and scooters, roll the grill out front and let criminals know this is a place where neighbors talk, neighbors watch and we will not let them get away with anything on our streets! **Don't mess with OCV!!**

When it gets dark, grab some flashlights, the kids, the dogs and some neighbors and take a walk around your neighborhood. See who else is out and about! If we learn to recognize each other, our vehicles, pets and children it becomes easier to recognize someone who doesn't belong.

Hope to see you all out and about on Tuesday evening!

*For more information about National Night Out please see page 11.*



**OAK CREEK VILLAGE  
3RD ANNUAL FALL FESTIVAL  
SATURDAY, OCTOBER 25 AT THE PARK  
NOON TO 3:00 PM**

## COME JOIN THE FUN!

**Pumpkin Decorating**

**Hot Dogs and Chili**

**\*Raffle Prizes\***

**Prizes for ALL Costumes**

**...and MORE!**



**POOL OPEN!!**



Contact Elizabeth at  
[ocvrecreation@yahoo.com](mailto:ocvrecreation@yahoo.com) if you  
would like to help.

**[www.OakCreekVillage.org](http://www.OakCreekVillage.org)**



## How To Reach Us...

**Oak Creek Village  
Community Association, Inc.**  
P.O. Box 1052  
Cypress, Texas 77410-1052

## OCV EXECUTIVE BOARD

President, <i>Sharon Kuester</i> .....	281/444-1532
Architectural Control, <i>Tim Cooley</i> .....	281/513-3067
Tim.J.Cooley@gmail.com	
Treasurer, <i>Jon Whisler</i> .....	832/249-1342
Maintenance, <i>Ron Halk</i> .....	OCVMtce@gmail.com
Recreation, <i>Elizabeth Davis</i> .....	713/775-5458
OCVRecreation@yahoo.com	
Security, <i>Lloyd Bratton</i> .....	832/217-4522
Deed Restrictions, <i>A.J. Salinas</i> .....	281/444-1292

## COMMITTEE NUMBERS

Clubhouse Rental, <i>Laurie Elliott</i> .....	281/236-7979
OCV Accountant, <i>Nelson Jones</i> .....	281/351-2010
Newsletter Editor, <i>Meri Lou Fry</i> .....	281/440-8915
3903 Midforest Dr. (box on doorstep)	
MeriLouLy@sbcglobal.net	
Newsletter Publisher, <i>Diana Baskett</i> .....	281/755-1959
6211 Hickorycrest Dr. Spring, TX. 77389	
Di@DianaBaskett.com	

## EMERGENCY

Emergency (Police, Medical, Fire) .....	911
Ambulance .....	281/440-4300
Animal Control (612 Canino Rd.) .....	281/999-3191
Crimestoppers .....	713/222-8477
Crisis Hotline .....	713/527-9864
Fire .....	281/251-0101
Interfaith .....	281/367-1230
Hospital .....	281/440-1000
Poison Control (poisoncenter.org) .....	800/222-1222
Sheriff (Harris Co.) .....	713/221-6000
Water & Sewage (24 hour Emergency) .....	281/376-8802
United Way (Information & Referral) .....	281/292-4155

## HELPFUL NUMBERS

**Vacation Watch - Cypresswood Annex**  
**281/376-2997 (Forms 713/221-6000)**

~  
**Street Light Out ~ Centerpoint 713/207-2222**  
**(Be sure to have the six-digit ID# off the pole.)**

## UTILITIES

Post Office - Cornerstone .....	281/444-1355
Electricity - Reliant Energy .....	713/207-7777
Gas - Centerpoint Energy .....	713/659-2111
Trash - J&S Trash Services (pick-up schedule) ...	713/635-2500

OCV has a heavy trash pick up day EVERY Friday.  
On Fridays, J&S does not have as much trash to pick up as on Tuesdays so that is when they will pick up "one" heavy trash type item like bundled up tree branches, refrigerators, stoves, hot water heaters, dishwashers, etc. If a homeowner has multiple heavy trash type items, the homeowner will need to spread them out over multiple Fridays or a special fee can be paid to have multiple heavy items all picked up on a single Friday.

If you need to dispose of any hazardous material please visit the website below for dates and locations:

**Hazardous Waste Disposal**  
**[www.CleanWaterClearChoice.org](http://www.CleanWaterClearChoice.org)**

Telephone - AT&T .....	800/246-8464
Water & Sewage - Bammel Utility District .....	281/376-8802



### Recycling

Friday is your only recycle day. Paper, magazines, books, boxes (no debris inside), plastic containers and aluminum containers will be picked up, NO GLASS PLEASE.

## OCV GARDEN CLUB BOARD



President, <i>Meri Lou Fry</i> .....	281/440-8915
Program Committee	
Vice President & Chairman, <i>Valerie Hill</i> .....	281/880-4848
<i>Carol Barziza</i> .....	281/444-8957
<i>Anita Cook</i> ... ..	281/440-1093
Historian & Yearbook, <i>Carol Barziza</i> .....	281/444-8957
Secretary, <i>Mary Helen Alenius</i> .....	281/580-4384
Treasurer, <i>Kathy Colbert</i> .....	281/583-0652

**Meetings are held on the fourth Tuesday of each month.**

# Oak Creek Village

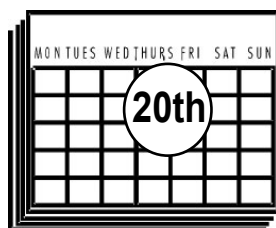
## Newsletter



**The deadline for the September issue is August 20th, 2014**

You can deliver your typed articles, classified ads\* or other submissions to:

Meri Lou Fry via email at [MeriLouLy@sbcglobal.net](mailto:MeriLouLy@sbcglobal.net) or 3903 Midforest Drive, (box on doorstep) prior to the deadline each month.



\*Classified advertisements are only available to residents at no cost, and are not intended for business purposes.

*If you would like to advertise in this publication, please contact:*

**Diana Baskett**

**281.755.1959**

**Di@DianaBaskett.com**

## Did You Know???

The Oak Creek Village Newsletter is published and delivered to all of the residents in Oak Creek Village every month. That's 659 homes! This is only possible through the support of our advertisers, so please show them our appreciation.



**VISIT US ON THE  
WWWEB...**

Have you seen the website yet? You can access a wealth of information as well as email your Board of Directors.

We are continually updating it to keep our residents informed, so check it out today!

**[www.OakCreekVillage.org](http://www.OakCreekVillage.org)**

## TEENAGE JOB SEEKERS

If you're looking for a responsible teen to watch your child, house, pet, or to do some yard work or power washing, look no further! These teens live in your neighborhood and have references from your neighbors!

NAME	AGE	SERVICE(S)	PHONE
Dominique Boulay	16	B+H+P	281/455-7397
Estefhany Chavarria	16	B+H+P	832/818-8671
Paula Lamas	19	B+H+P	832/801-6384
Kaitlyn Linehan	16	B+H+P	281/836-5028
Kayla McMillan	17	B+P+H	832/799-3470
Nehemiah McMillan	13	H+P+PW+Y	832/652-9453
Crescendo Robinson	15	B+H+P	832/596-1972
Cameron Smith	18	B+H+P	281/898-0014

**B-Baby Sitting H-House Sitting P-Pet Sitting**

**PW-Power Washing Y-Yard Work**

**\* CPR Certified**

**Are you a teen that is interested in earning some extra \$\$\$?**

If you would like to be added to this list, please send your name, address, date of birth, phone number and service(s)

you can provide to:

Diana Baskett

6211 Hickorycrest Drive • Spring, TX 77389

email ~ [Di@DianaBaskett.com](mailto:Di@DianaBaskett.com)

## Oak Creek Village Community Association Board of Directors

**Monthly**

**~Meeting Reminder~**

**October 14th, 2014**

Residents are reminded that the Oak Creek Village Community Association Board of Directors meets on the second Tuesday of every month at 7:30 PM. All residents are invited and encouraged to attend. Anyone wishing to present ideas to the Board should call a Board member prior to the meeting so we may allot time for you on the agenda.

## YOUR NEIGHBORHOOD HANDIMAN

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Resident**

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[Lb.reid@comcast.net](mailto:Lb.reid@comcast.net)





# OCV PRESIDENT'S LETTER

Dear Friends and Neighbors,

This month I would like to revisit GARBAGE! We pay a little extra each month for the guys to go to your back door to get your household garbage. Put it just outside your fence if you have one, or near your back door if you don't. We do this so that we don't have trash cans looking ugly all over the village lawns and falling into the street. Your yard waste and large items should be put at the curb. Tree and shrub branches should be tied together and be no more than 4 feet in length. If you have a really large item, you should call J&S to make arrangements. If you put your yard waste in a trash can at the curb, the new guys may think that's all you have, and miss your household garbage. Another problem we have had forever is corner houses. If your house faces a street different from the one your garage faces, for some unknown reason they miss your garbage if you leave it by your garage. I am tired of this and I have discussed it with Mr. J&S, who assures me that they will be told to look for it and pick it up. So, will you please leave it by your garage? If at any time they miss your garbage, call them. If it is after hours, or they don't answer, call me. They have gotten much better at answering the phone and returning calls.

The other side of the coin on this is deed restriction 14. This includes trash cans. Except on Tuesdays and Fridays, trash cans are to be stored out of public view. This is why you see homes with half fences at the side of the driveway. Please comply. As our area becomes more urban in character, it is especially important that we make every effort to keep our village looking neat and cared-for. I would also like to remind you that our deputies say this is the safest subdivision in the 1960 area. Be proud, but don't leave good stuff in your unlocked car.

One other thing. As many of you know, one of our residents had his garage explode recently due to a leak in a propane tank. He is in the hospital with 2nd and 3rd degree burns. Please be careful, although this has nothing to do with electricity, it reminded me that our homes are over 40 years old. It is very important to have an electrician check your electrical box. They wear out and can cause a fire, like the one next to me several years ago that burned down my fence and oak tree and broke my bedroom windows. It is expensive to have these boxes replaced, but cheaper than dealing with a fire. If you don't know an electrician, call me.

We are lucky to have had a reasonably cool summer, up to now, and September is coming soon, as is National Night Out, so watch for more on this and I'll

See you around the neighborhood,

*Sharon Kuester, prez*



**BEG, BARTER, BUY & SELL IN** *Oak Creek Village*



Your local online connection to find used items you seek or list things you no longer need.

Please NO BUSINESS ads, this group is for Oak Creek Village Residents who are either looking for, or have personal items to beg, barter, buy and sell.

Rules are easy, use good judgement (nothing inappropriate), be honest in your listings, no scammers, no profanity and PLEASE REMOVE YOUR POST ONCE IT IS SOLD.

If you abuse this site you will be banned. All posts are subject to removal by the Admins at any time.

**At the time of this printing we had 69 members added to the Group, we need more members to make this a success!**

If you are interested in buying or selling personal items to/from your neighbors, please join our new **Facebook** group "**Beg, Barter, Buy & Sell in Oak Creek Village.**" This is a closed group where residents can post personal items for sale, items that they are seeking to purchase, or any local news or events that they wish to share with their neighbors. Many Facebook groups like this one have started up recently and have been taking off like gangbusters, so take a minute to join the group today and watch it grow into a resource we can all utilize!

**If you cannot find the group by searching, please use the following URL...**

**<https://www.facebook.com/groups/576126842451935/>**



***Check out more on the web at:***  
***OakCreekVillage.org***  
***Stay informed, stay connected.***

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**Time for a Checkup Is Now!!**



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## DON'T FORGET US!

SAVE YOUR GENTLY USED TREASURES FOR THE  
OAK CREEK VILLAGE GARDEN CLUB'S ANNUAL  
'INDOOR' LAWN SALE TO BE HELD IN EARLY NOVEMBER

Tuck away your donations for us. You may bring them in or we will pick them up when the time is near. The sale is not until November so keep them safe for us!

Marilyn Brown is in charge again.....281-836-5240

### Don't know what to donate?

Some great suggestions for items that sell easily at these sales include the following:

Miscellaneous (wall hangings, quilts, bedding)

Power Tools (saws, drills, sanders)

Sporting Equipment (golf clubs, workout equip.)

Bicycles (especially ones ready to ride)

Electronics (stereos, computers)

Toys (not broken)

Household Items (irons, dishes, linens)

Furniture (chairs, tables, shelves)

Books (especially children's books)

Gardening Equipment and Tools

Jewelry (watches, rings)

## SPRING KLEIN ELECTRICAL SERVICES INC.

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- Residential and Commercial

18810 Tomato St.  
Spring, TX 77379

WESLEY SALYERS  
281-370-6347  
FAX: 281-257-2414

# Bammel Utility District Landscaping Committee

Bammel Utility District hired a landscape architect to help them develop a landscaping plan for the water plant located behind the OCV clubhouse and pool, following the completion of the gas pipeline project. In an effort to provide a coordinated plan for the entire OCV Park and surrounding area, Bammel authorized their Secretary, Alan Kaniss, to create a committee of community leaders to provide insight into the needs of the various stakeholders. Funded entirely by Bammel the committee meets monthly to share ideas with the architect.

### The committee is made up of the following members:

Alan Kaniss – Bammel UD - Chairman

Michael Murr – Murr Incorporated- Landscape Architect

Lou Bernard – Residents For Improvements

Tammy Vanek – Homeowner

Meri Lou Fry – OCV Garden Club

Elizabeth Davis – OCV HOA

Brent Barnett – OCV Swim Team

The committee met for the second time on August 18th and has provided Mr. Murr with a wish list of upgrades to the park area for consideration. Some of the initial ideas included additional parking at the clubhouse, a sprinkler system, a redesign of the playground, landscaping of the lot between the pool and the water plant and a walking trail within the greenbelt.

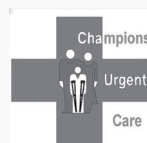
While funding has NOT been identified, the committee is hopeful that a coordinated landscaping approach will generate conversation between the key constituents within OCV leading to a multi-year plan of action to upgrade the look of the community.

Initial drawings and plans will be presented to the OCV HOA during their October Board meeting. Following input from the HOA it is envisioned a Town Hall meeting will occur during the month of November.

Alan C. Kaniss

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www.champions-urgentcare.com 281-444-1711

## DEED RESTRICTIONS COMMITTEE UPDATE

The Deed Restrictions Committee want to personally thank all of the residents who have been kind enough to take care of any issues regarding their property after receiving a "card card". We are very grateful for your attention to these concerns. However, we have had some backlash as to some of the concerns that are listed on our care cards. We are going to address just those concerns to inform our residents that these Policies/Guidelines were recorded along with others regarding flag display; rain barrels; religious door and/or entryway displays; political signs; trash containers; storage of automobiles, boats, trailers and other vehicles. These Policies/Guidelines were approved by a majority vote of the Board of Directors of the OCV Community Association and recorded on December 21, 2011 with the County Clerk's Office of Harris County, Texas. If you wish, you can go online with the Clerk's Office to verify. The Policies/Guidelines are Amendments to our Deed Restrictions.

### Window Air Conditioner ("AC") Units

No external window air conditioner units are allowed; except as follows: subject to being approved after submission to the Deed Restrictions Committee, window AC units may be allowed in the back of the house below fence height if not visible from any street; portable AC units with low profile exhaust that do not extend beyond the window frame may be approved after submission to the Committee.

### Yard Ornaments and Lawn Furniture

Holiday ornaments are allowed during holiday seasons. They may be installed one month prior to the holiday and must be removed one month after the holiday. [Note: Holiday ornaments are exempt from the next two guidelines for height and number]. Any front and side yard ornaments may not exceed to 36 in. in height. Front and side yard ornaments if 24 in. or less in height are restricted to a maximum of six. Plastic ornaments are not allowed. Ornament must be of a color that is consistent with house trim or a neutral/natural color. Concrete, metal, or wrought iron benches not on a patio or deck are considered lawn ornaments. Lawn furniture is not allowed to remain overnight within any front or side lot or common area.

### Portable Basketball Goals

Portable basketball goals are allowed in Oak Creek Village. Rules regulating portable basketball goals are as follows: Any portable basketball equipment must be "commercial construction" and must not be significantly altered from its original condition. Basketball nets must be maintained in a neat and orderly fashion and be replaced when frayed or broken. The backboard must also be maintained. It must be commercially manufactured out of material which will not weather, warp or disintegrate. At no time will the basketball goal be placed in the street or curb in that public transportation/traffic will be hindered. In special instances with approval of the board the basketball goal may be placed up to the curb for play on the street in low traffic areas such as a cul-de-sac. The basketball goal will only be allowed to remain in that position for a 48 hr. period. Owner is reminded they are still responsible for damage to neighbor's property and cars parked on the street. When not in use a portable basketball goal must be stored in the garage or on the side of the garage on its side. If the portable basketball goal requires stabilization care should be used as to what will be used. Masonry block may be use, but such items as wheel rims, tires etc. are not allowed. The use of portable basketball goal will be allowed from sunrise to sunset. The Committee urges owners to keep in mind the right of their neighbors when engaging in play with their basketball goals and respect the property, safety and creation of noise nuisance to those around the owner.

All of these policies/guidelines were put in place in order to maintain a subdivision that all residents are proud of and increase our home values. Always know that the Committee will continue to be vigilant in our efforts. Thank you everyone for your support.



## Oak Creek Village Security Stats

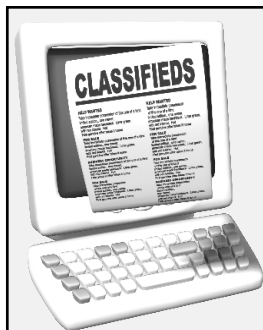
~ JULY 2014

Harris County

Sheriff's Office Patrol Bureau

TYPE OF ACTIVITY	M. Malloy	C. Sturghill	M. Murphy	Others	Monthly Total
Alarm Local	2	0	0	0	2
Animal/Humane	1	0	0	0	1
Assault/Family	0	0	0	1	1
Burglary/Hab	0	0	0	1	1
Check Park	2	4	5	0	11
Contract Check	7	93	176	1	277
Disturbance/Family	0	1	0	0	1
Dist/Fireworks	0	0	1	3	4
Domestic/Prevent	0	0	0	1	1
DWI	0	0	1	0	1
Follow Up	3	0	0	0	3
Meet the Citizen	2	0	1	3	6
Neighborhood Check	0	0	5	4	9
Nuisance Abatement	2	0	0	0	2
Open Door/Window	1	0	0	0	1
Runaway	0	0	0	1	1
Suspicious Person	8	0	1	3	12
Traffic Initiative	29	0	0	0	29
Traffic Stop	1	3	3	0	7
Vacation Watch	8	5	9	0	22
Vehicle Abandoned	3	0	0	0	3
Vehicle Speeding	0	0	1	0	1
Vehicle Suspicious	1	2	0	3	6
<b>Total</b>	<b>70</b>	<b>108</b>	<b>203</b>	<b>21</b>	<b>402</b>





If you have personal items for sale, please submit your classified ad to Diana Baskett via email to [Di@DianaBaskett.com](mailto:Di@DianaBaskett.com), or deliver them to 6211 Hickorycrest Drive, Spring, Texas 77389.

Classified advertisements are only available to residents at no cost, and are not for business purposes.

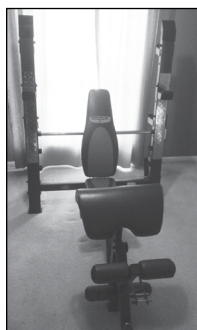
Restrictions do apply, call 281/755-1959 for details.



Two Broyhill Solid Wood Dressers \$250.00 for both.



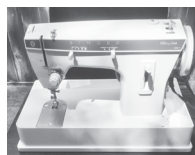
\$100 for adjustable incline/flat weight bench with leg extension and squat rack.



\$100 for Gold's Gym Exercise Bike. 14 personal trainer workouts; 24 progressive weight-loss workouts; 16 digital resistance levels • Ipod music port and sound system with 2 built-in speakers • Oversized, adjustable seat with padding; Blue-tinted LCD with matrix display •



CoolAire workout fan; Dual-grip heart rate monitor and Water bottle holder.



\$100 for Singer Sewing Machine with chair and table. Recently purchased bulb and case included.

Email: [JamesRFoxJr@yahoo.com](mailto:JamesRFoxJr@yahoo.com) or call 979-219-3219



Chair \$175

3 seater sofa plus large sofa seat matching \$715



2X tall corner units/tables \$145 for both

2X Antique chairs \$225 for both

Red chair \$225

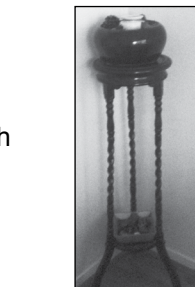
Hardly used sofa \$700

Glass table \$65

Table \$99



Please email [nannipam@sbcglobal.net](mailto:nannipam@sbcglobal.net) or call 713-894-8816.



## OAK CREEK VILLAGE GARDEN CLUB MEETING SEPTEMBER 23, 2014

Our August "Welcome Back" meeting was a delight! Now it's time to prepare for our new season.

On Tuesday, September 23rd, the Precinct 4 bus will leave the Oak Creek Village clubhouse at 8:30 a.m. SHARP! Please plan to arrive before that time. Off we go to Alvin and a visit to the famous Bayou Wildlife Park. Climb aboard a tram and ride across acres of natural habitat where many birds and exotic animals roam freely. The fee for this wonderful experience is a mere \$7.00+tax.

Afterward, we will have lunch at "Joe's" in Alvin. If you didn't sign up at the August meeting, please let Anita Cook know if you plan to attend. Call her at 281-440-1093.

Sound like fun? Join in!

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# OAK CREEK VILLAGE COMMUNITY ASSOCIATION BOARD OF DIRECTORS MEETING MINUTES

**AUGUST 12, 2014**

The meeting was called to order by President Sharon Kuester at 7:40 p.m. Board members present were Sharon, Ron Halk, Lloyd Bratton, Tim Cooley, A. J. Salinas and Jon Whisler. Residents attending were Dan W. Goodale, Jeanette B. Fritsche II, Carol Barziza, Marilyn Bogle, Janet P. Deitsch, Bonnie Babcock, Lou Bernard, Bill Taylor and Josh and Jaci Marley.

The minutes of the July 8, 2014 meeting were approved as corrected. Ron Halk's name was left out although his report was included.

The meeting was preceded by a detailed presentation by Dan Linehan who supplied plans and costs for the design of the new monuments proposed for the entrances of Oak Creek Village. There was a lengthy discussion by resident committee members and board members with the conclusion that it would be necessary to revise some of the plans.

## REPORTS

**Maintenance** – Written report read and approved. Ron suggested changing our park and pool area to long-life LED lights for our floods, etc. around the pool and clubhouse.

**Security** – Lloyd reported our 3 shift security was resulting in a safer flow of traffic in OCV. Residents mentioned that they had noticed some school busses traveling fairly fast on our streets. Lloyd recommended writing down the bus numbers and calling Spring ISD's Transportation Department to report them. He said that the school districts take speeding busses very seriously. Our electronic 'Speeder Signs' are on their way to OCV. Report approved.

**Architectural Control** – Tim reported a 'quiet' month.

**Deed Restrictions** – The OCV H.O.A. Deed Restriction Committee is up and running. The committee consists of ten volunteers and the Director of Deed Restrictions. The Oak Creek community neighborhood has been divided into sections with specific committee members responsible for each section. The members will be responsible for distributing courtesy cards, letters, and bringing to the attention of the board areas of concern thru the Deed Restrictions Director. Only the members of the committee will be authorized to distribute courtesy cards and letters to residents about Deed Restriction concerns.

The committee will also be instituting a new program to thank residents for doing a tremendous job of maintaining their residence. This will be done thru "Thank You/Appreciation" courtesy cards.

It is hoped that residents will become aware that we appreciate the great job that they are doing to maintain the standard that we all strive for in our neighborhood.

AJ also mentioned that our website needed to update some of the more recent legal restrictions imposed on Homeowner Associations by Texas Legislation.

**Treasury** – Written reports read and approved.

Meeting adjourned at 9:12 p.m.

**Respectfully submitted, Meri Lou Fry, Secretary**

# OAK CREEK VILLAGE COMMUNITY ASSOCIATION MAINTENANCE REPORT



**AUGUST 2014**

1. Was able with the help of Malcolm to change out the outside lights at the pool storage house by the pool. 5 of the 6 flood lights were out, so we changed all six and used the last standing where we do not need a 12 foot ladder for access.

**Ron Halk, Director**

**BE WATER-WISE:  
SAVE WATER - SAVE MONEY.  
WASTE WATER – WASTE MONEY.**

**WATCH OUT FOR "OVER-WATERING."** We all realize that in the fall and winter months daylight hours shorten and the intensity of the sun decreases. This means that lawns and landscaping require less water. What some folks fail to realize, though, is that over-watering under these fall/winter conditions can do as much harm to lawns and landscaping as a lack of adequate watering during spring and summer. October is a good month to begin reducing the amount of watering to only what is needed by dormant, or soon to be dormant, grass and plants. Remember that plants still need some water. If you see wilting or lack of luster in leaves or blades of grass, give the plants a drink. Just don't overdo it.



*Texas Litter Control*

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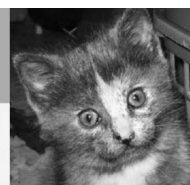
**2/1/13 - 8/30/14**



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SPAY/NEUTER**



**LOW COST  
WELLNESS  
SERVICES**



**PET  
ADOPTIONS**



**CAT SANCTUARY**



# OAK CREEK VILLAGE

## COMMUNITY ASSOCIATION

### TREASURER'S REPORT

**AUGUST 12, 2014**

#### Balance Sheet

The June 30th, 2014 balance sheet shows \$589,214 in the bank.

#### Statement of Revenue & Expense

For June 2014, revenue was above budget by \$1,162 primarily due to higher Transfer Fee and Misc. income. Expenses were below budget by \$730 with the savings mainly being in the Pool repair and supply expense line.

#### Transaction report

We had our normal operating expenses in the month of June.

#### Additional Notes:

N/A.

**Jon Whisler, Treasurer**

# OAK CREEK VILLAGE

## COMMUNITY ASSOCIATION

### BALANCE SHEET

**JULY 31, 2014**

<u>ASSETS</u>		
Trustmark - Checking		\$ 16,661
Trustmark - Money Market		508,097
Certificates of Deposit		50,000
Prepaid Expenses		-
Receivables - Current Year		17,830
Receivables - Prior Years		83,927
Security Receipts Receivable		20,246
Other Receivables		33
Allowance for Bad Debts		(69,743)
<b>Total Current Assets</b>		<b>627,051</b>
Land		34,365
Improvements & Equipment		417,422
Accumulated Depreciation		(264,906)
<b>Total PP&amp;E</b>		<b>186,881</b>
<b>Total Assets</b>		<b>\$ 813,932</b>
<u>LIABILITIES &amp; FUND BALANCES</u>		
Accounts Payable		\$ 938
Prepaid Maint. Fees		305
Deferred Revenue		75,820
Accrued Income Taxes		-
Reserve for Pipeline Damages		135,906
<b>Total Liabilities</b>		<b>212,969</b>
Fixed Asset Fund - Net		186,881
Maintenance Fund		279,630
Major Repair Fund		104,414
Current YTD Net Income		30,038
<b>Total Fund Balances</b>		<b>600,963</b>
<b>Total Liabilities &amp; Fund Balances</b>		<b>\$ 813,932</b>

# OAK CREEK VILLAGE

## COMMUNITY ASSOCIATION STATEMENT OF REVENUE AND EXPENSES

**JULY 2014**

	<u>Month</u>			<u>YTD</u>		
	<u>Actual</u>	<u>Budget</u>	<u>Variance</u>	<u>Actual</u>	<u>Budget</u>	<u>Variance</u>
<b>Revenue</b>						
Maint Fees - Current Year	\$ 15,164	\$ 15,164	\$ -	\$ 106,148	\$ 106,148	\$ -
Clubhouse Rentals	125	50	75	475	400	75
Interest Income	108	55	53	832	415	417
Pool & Tennis Receipts	-	200	(200)	256	400	(144)
Security Receipts	15,911	15,911	-	111,363	111,377	(14)
Transfer Fees	240	400	(160)	4,750	3,200	1,550
Miscellaneous Income	575	400	175	5,935	3,700	2,235
<b>Total Revenue</b>	<b>32,123</b>	<b>32,180</b>	<b>(57)</b>	<b>229,759</b>	<b>225,640</b>	<b>4,119</b>
<b>Expenses</b>						
Clubhouse Contract	500	500	-	3,500	3,500	-
Grounds Contract	878	975	97	6,979	7,375	396
Pool Contract	8,592	8,300	(292)	22,189	22,850	661
Security Contract	15,988	15,911	(77)	108,264	111,377	3,113
Clubhouse / Grounds Repair	155	600	445	3,648	3,400	(248)
Exterminating - Mosquitos	600	400	(200)	1,800	1,450	(350)
Pool Repairs & Supplies	498	1,000	502	2,488	3,700	1,212
Tennis Court Repairs	-	125	125	237	725	488
Accounting Fees	1,120	1,166	46	8,140	8,166	26
Auditing Fees	-	-	-	-	-	-
Bank Fees	-	5	5	11	35	24
Legal Fees	744	1,000	256	(3,142)	7,000	10,142
Insurance	-	-	-	2,509	2,800	291
Street Lighting	3,225	3,250	25	20,987	21,500	513
Other Electric	1,068	1,100	32	6,545	6,800	255
Gas	24	30	6	281	235	(46)
Water & Sewer	435	600	165	983	2,300	1,317
Telephone	36	42	6	253	294	41
Taxes	-	-	-	-	-	-
Bad Debts	-	-	-	-	-	-
Newsletter	-	333	333	2,029	2,333	304
Office & Miscellaneous	9	325	316	3,901	2,275	(1,626)
Major Repairs	1,158	1,158	(0)	8,108	8,108	(0)
Depreciation	-	-	-	-	-	-
<b>Total Expenses</b>	<b>35,031</b>	<b>36,820</b>	<b>1,789</b>	<b>199,721</b>	<b>216,223</b>	<b>16,502</b>
<b>Net Ordinary Income (Loss)</b>	<b>\$ (2,908)</b>	<b>\$ (4,640)</b>	<b>\$ 1,732</b>	<b>\$ 30,038</b>	<b>\$ 9,417</b>	<b>\$ 20,621</b>
<b>Net Other Income/Expense</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Net Income</b>	<b>\$ (2,908)</b>	<b>\$ (4,640)</b>	<b>\$ 1,732</b>	<b>\$ 30,038</b>	<b>\$ 9,417</b>	<b>\$ 20,621</b>



## Jan Kopfler

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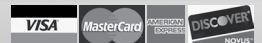
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# NATIONAL NIGHT OUT

~TUESDAY~

OCTOBER 7

6:00 PM - 9:00 PM

**About National Night Out:** The introduction of National Night Out, "America's Night Out Against Crime" in 1984 began an effort to promote involvement in crime prevention activities, police-community partnerships, neighborhood camaraderie and send a message to criminals letting them know that neighborhoods are organized and fighting back. NATW's National Night Out program culminates annually, on the first Tuesday of August (In Texas, the first Tuesday of October).

The traditional "lights on" campaign and symbolic front porch vigils turned into a celebration across America with various events and activities including, but not limited to, block parties, cookouts, parades, visits from emergency personnel, rallies and marches, exhibits, youth events, safety demonstrations and seminars, in effort to heighten awareness and enhance community relations.

It's a wonderful opportunity for communities nationwide to promote police-community partnerships, crime prevention, and neighborhood camaraderie. While the one night is certainly not an answer to crime, drugs and violence, National Night Out represents the kind of spirit, energy and determination to help make neighborhoods a safer place year round. The night celebrates safety and crime prevention successes and works to expand and strengthen programs for the next 364 days.



## Vacation Watch

To initiate a VACATION WATCH at any time, please call the Sheriff's Department at 713/221-6000. The clerk will complete the information and the data will be forwarded to officers that patrol.



*Peace and Comfort, Our Way of Caring*

## Vantage Volunteers Needed!

Please come share your gifts as part of our Compassionate Care Team. Our approach is to meet with the individual needs of patients with life limiting illness, their families and the community. We offer companionship, social and emotional support, as well as helping hands.

Join our Mission of Love Project! In need of collection and distribution volunteers to bring gestures of love to our patients throughout the year. Especially during the holidays and in honor of their birthday. You may drop off your donations to, Once Bought, Twice Read Book Store at 250 Cypresswood Dr., Spring, TX 77388. Thanks for your support!

### Current Donation NEED List

lap robe • afghans • socks • slippers • lotion  
handmade cards  
stuffed animals  
decoration for walker/wheelchair (clip or tie on)  
artificial flowers • hats  
nail polish • picture frames, small albums  
small holiday gifts

For more information contact Tracy Roth at  
[troth@vantagehospice.com](mailto:troth@vantagehospice.com) or call:

**832-712-6525**

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# Oak Creek Village Yard of the Month for September 2014



## Lou Bernard

15226 Parkville



She's an Oak Creek Village activist...and, obviously, an OCV gardener as well. Who else would have a yard filled with so many varieties of plants? It makes an impressive array at 15226 Parkville, home of one busy lady, Lou Bernard. Thank you, Lou, for all your hard work, for both your yard and the Village.