THE OFFICIAL NEWSLETTER OF LONDONDERRY

LONDONDERRY AIR

August 2015

HOA Meeting's:

Tuesday, September 8

Tuesday, October 13

► Back to School

"Pool Party"
planned August 21st, 5 to 11 pm.
Movie begins 8:30 pm —Come join us for some food, games, waterslides and ice pops!!!

Newsletter Advertising Rates

	1 month	3 months	6 months
1/8 page	$15	$30	$55
1/4 page	$20	$45	$85
1/2 page	$30	$75	$145
Full page	$45	$105	$205

ADF Tree Service
Serving the Houston Area for over 3 Generations
Tree Removal • Topping • Pruning
Stump Grinding • Cavity Filling
24 Hour Emergency
832-885-0452
Anthony Flory ADFTreeService@yahoo.com

► National Night Out & Clubhouse Renovation Open House Potluck

Please mark your calendars for our Annual National Night Out & Potluck Dinner—Tuesday night, October 13th, Dinner 6 pm, Sound-off 7 pm, HOA Meeting 7:30 pm. Please bring a covered dish to share. Meet local Law Enforcement, your HOA Board Members and Neighbors.

Minutes of the Meeting of the LHOA Board of Directors
July 21, 2015

Meeting called to order 7:39 PM

Attendees: Robert Downey, Karen Seale, Maria Shaver, Rebecca Larsen, Valarie Jones, TC Munoz, and Amy Rush.

The minutes of the June Board of Directors meeting were read and approved.

Treasurer's Report:

New e-mail address treasurer.lhoa@gmail.com. No report this month.

As of 6/30/15

Checking account balance	$ 57,384.79
Savings account balance	124,706.47
Checking account #2 balance	65.56
Total cash assets	$ 182,156.82

Total Expenses for June = $14,415.18

Committee Reports:

Audit Report - 2014 HOA records are currently at CPA's office for yearly review.

Club House - Renovations are complete. Clubhouse rentals have resumed. $100 per rental, $100 security deposit. Reserve now!! LondonderryClubhouse@yahoo.com

Adult Activities - "Part I" of T-shirt Quilting Class was Saturday July 11th taught by instructor Candi Rosemeyer Hays—and it was a success!!! Thank you so much Candi for taking your valuable time to help us "Londonderry Ladies" to learn something new.

Website - www.LondonderryHomeowners.com

Children's Activities: Back to school pool party is planned for August 21st, 5 to 11 pm. Movie will begin at dark. Food and drinks will be served.

ACC Committee: Approved 18 storm related requests: fences, roofs, and tree removals. County Commissioners Office was a big help in hauling storm debris away.

Deeds: Many homeowners are being turned over to the attorney due to lack of response to letters concerning violations. HOA is no longer sending multiple letters for the same infractions. One letter is sent and the next letter will come from the attorney office along with a bill for legal fees. In response to a homeowners suggestion to hire a management company to enforce CCR's and manage the business of the HOA: Dues would have to increase from $375 per year to $1,800+ a year per household if the LHOA were to be taken over by a management company. The current elected board is voluntary.

Old Business:
None.

New Business:
Bid for shoe molding to be acquired. Karen will negotiate a Good Neighbors Deal for more trees for the common areas and for Londonderry Residents to replace trees lost during the storm. National Night Out and Open House for Clubhouse Renovations Pot Luck Dinners planned for Tuesday, October 13th, 6 p.m. Please bring a covered dish to share. Bounce House for kids, Meet and Greet with Law Enforcement & Fire Dept.

Meeting adjourned at 8:14 PM

LEGAL NOTICE—CCR VIOLATIONS

Due to the inordinate amount of DEEDS VIOLATIONS in Londonderry, residents will now get ONE LETTER OF VIOLATION from the LHOA. If violations are not remedied within a reasonable amount of time, subsequent letters will be issued from the attorney, followed by an invoice for legal fees. The first letter is billed at $130. The second letter from the attorney is billed at $180. Additional letters are billed on an increasing scale. Failure to pay legal fees will result a lien being placed on your property. There is a $100 Lien Filing Fee and a $100 Release of Lien Fee. While it is neither the intention nor the desire of the LHOA to cause property owners expense or inconvenience, it is the responsibility of the Association to enforce the Covenants, Conditions and Restrictions (CCR's) for the benefit of all property owners. All Londonderry homeowners and / or occupants have, as a condition of purchasing or occupying their home, agreed to abide by the LHOA CCR's. Questions may be directed to kas959-LHOA@yahoo.com.

LEGAL NOTICE—Outstanding Maintenance Fees

Please contact Maria Shaver, HOA Treasurer, for your last opportunity to bring your account current. We are placing liens in July on all properties who are PAST DUE and who are not on a payment plan. There is $100 Lien filing fee and a $100 Release of lien fee. Please take care of this now. This is your last chance to avoid legal action and the fees associated with having a lien filed on your property. E-mail Maria treasurer.lhoa@gmail.com.

• To Report Street Light Outages:

www.centerpointelectric.com/cehe/support/streetlight

• Please report "ALL" Animal Complaints to:

(281) 999-3191 www.hcphes.org/vph/PDFs/

• At your Door Hazardous Collection Service:

To Schedule a pickup, please call (800) 449-7587.

• To Reserve and Rent the Clubhouse:

Please contact Jennifer Joines (832) 381-7940
LondonderryClubhouse@yahoo.com

"Sign Language"

Interpreter available for regularly scheduled HOA meetings the 2nd Tuesday each month at 7 p.m. — available upon request. Please text

(281) 650-1377

Londonderry Community Pool 2015

Hours for June 5th - August 23rd

Monday	3 PM – 10 PM
Tuesday	CLOSED
Wed	10 AM – 7 PM
Thurs & Fri	3 PM – 9 PM
Saturday	Noon – 10 PM
Sunday	2 PM – 9 PM

Hours for Aug 29th – Sept 27th

Saturday and Sunday Only **Noon -7 PM**

LABOR DAY September 7th **10 AM- 8 PM**

September 27th Last Day of the Season

FORMER MR. AMERICA, **DR. CHRIS ZAINO** PRESENTS:

HOW TO MAKE 2015 YOUR HEALTHIEST YEAR EVER!

What you will learn:

- Why some people struggle so hard to lose weight-and don't. Turn your struggle into results, FAST!
- Avoid the fear of sickness and disease as you age - Learn how to have a healthy and youthful Life
- How to slash your chances of dying from the top 3 killers by 98%, avoiding drugs, surgery, and hundred of thousands of dollars of sick medical debt(#1 cause of bankruptcy)

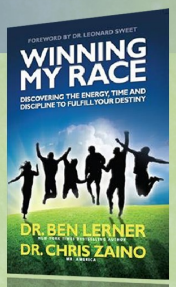
Carla Parker

Office Manager for

Dr. Christopher Zaino

281-292-6300

Dr. Chris Zaino, former Mr. America, and author of "Winning My Race."



www.abundantlifechiro.com

2015 — Harris County MUD No. 1

CURBSIDE GARBAGE SERVICE

Service day is Monday

Please have your waste out by 7A.M. on your service day.

Household garbage and yard waste are collected at the curb and limited to ten 10 Bags, Containers or Bundles per collection.

Important! *For the safety and protection of our employees and equipment, we do require that branches and tree trimmings be no greater than three inches (3") in diameter and be cut, tied and bundled in four foot (4') lengths weighing no more than forty to fifty pounds (40-50 lbs.) Containers over 45 gallons must have all trash bagged.*

BULK TRASH COLLECTION

Two (2) items on Monday

Acceptable items include moving boxes (please break them down and bundle them), old furniture, and appliances. *Note: moving boxes are recyclable if they are cut and placed in recycling cart.*

Please note! *WM can no longer dispose of CFC refrigerant containing items (i.e., refrigerators, freezers, etc.) without certification that the Freon has been properly removed and recycled, pursuant to current Federal law.*

AT YOUR DOOR SPECIAL COLLECTION

Collection service for your hard-to-recycle household materials such as automobile products, garden & household chemicals, paint, batteries, electronics, fluorescent lamps & bulbs, and thermometers.

Schedule a collection one of three ways: Call 800-449-7587 or Go to **www.wmatyourdoor.com** or email: atyourdoor@wm.com

RECYCLE OFTEN: EVERY THURSDAY

Metal Cans

Steel, tin & aluminum soda, vegetable, fruit & tuna cans

Plastic Bottles & Containers #1-5 & 7

Paper Cardboard, Dairy & Juice Containers

Flattened Cardboard & Paperboard

Paper

Brown paper bags, non confidential office paper, newspaper, magazines

WASTE MANAGEMENT

Waste | Recycling | Holiday

JUNE 2015

S	M	T	W	T	F	S
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7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30				

JULY 2015

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AUGUST 2015

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30	31					

SEPTEMBER 2015

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OCTOBER 2015

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NOVEMBER 2015

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DECEMBER 2015

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JANUARY 2016

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FEBRUARY 2016

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MARCH 2016

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20	21	22	23	24	25	26
27	28	29	30	31		

APRIL 2016

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MAY 2016

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24	25	26	27	28	29	30
31						

CUSTOMER SERVICE 1-800-800-5804 OR CSSATEX@WM.COM

Londonderry Homeowners Association, Inc.

January 1 through July 31, 2015—Budget

	Actual	Budget	Variance
Income			
3000 Income			0.00
3100 Membership Dues	161,793.00	167,625.00	-5,832.00
3110 Late Fee Income	2,294.50	2,000.00	294.50
3200 Clubhouse Rental	1,300.00	2,000.00	-700.00
3300 Swimming Pool Rental	0.00	500.00	-500.00
3400 News Letter Income		100.00	-100.00
3700 Transfer Fees	950.00	1,000.00	-50.00
3750 Refinance fee	30.00	150.00	-120.00
3800 Interest Income	59.77	100.00	-40.23
3900 Other Income/Swim Team Donation		1,200.00	-1,200.00
3910 Other Administrative Income	29.29	0.00	29.29
Total 3000 Income	**$ 166,456.56**	**$ 174,675.00**	**-$ 8,218.44**
Unapplied Cash Payment Income	-21,441.00		-21,441.00
Total Income	**$ 145,015.56**	**$ 174,675.00**	**-$29,659.44**
Gross Profit	**$ 145,015.56**	**$ 174,675.00**	**-$29,659.44**
Expenses			
5000 Advertising Expense			0.00
5010 Signs (informational, warnings)		100.00	-100.00
Total 5000 Advertising Expense	**$ 0.00**	**$ 100.00**	**-$ 100.00**
5100 Clubhouse Maintenance			0.00
5101 Building Maintenance & Repair	2,195.15	2,000.00	195.15
5102 Clubhouse Cleaning Contract	918.63	2,500.00	-1,581.37
5103 Equipment Maint & Repairs		200.00	-200.00
5130 Club House Supplies	154.68	500.00	-345.32
5190 Pest Control/Terminex		750.00	-750.00
Total 5100 Clubhouse Maintenance	**$ 3,268.46**	**$ 5,950.00**	**-$ 2,681.54**
5110 Utilities Clubhouse			0.00
5112 Telephone Office	822.81	1,500.00	-677.19
5113 Electric Street Lights	11,047.85	19,500.00	-8,452.15
5114 Water	2,124.10	4,000.00	-1,875.90
5115 Electric Clubhouse & Grounds	4,094.04	10,000.00	-5,905.96
Total 5110 Utilities Clubhouse	**$ 18,088.80**	**$ 35,000.00**	**-$16,911.20**
5120 Office			0.00
5121 Office Supplies		800.00	-800.00
5122 Postage and Delivery	1.50	800.00	-798.50
Total 5120 Office	**$ 1.50**	**$ 1,600.00**	**-$ 1,598.50**
5200 Swimming Pool			0.00
5210 Contract Maintenance	25,890.70	34,000.00	-8,109.30
5220 Maintenance & Repairs	6,133.31	20,000.00	-13,866.69
5240 Supplies	422.15	2,000.00	-1,577.85
Total 5200 Swimming Pool	**$ 32,446.16**	**$ 56,000.00**	**-$23,553.84**

5290 Bad Debt Expense		-600.00			-600.00
5300 Common Grounds Maintenance					0.00
5310 Lawn Maintenance Contract		7,606.14		15,000.00	-7,393.86
5320 Maintenance & Repair		991.70		4,000.00	-3,008.30
5330 Playground		965.03		2,000.00	-1,034.97
5340 Tennis Court				500.00	-500.00
5390 Misc Common Grounds		280.91		2,000.00	-1,719.09
Total 5300 Common Grounds Maintenance	**$**	**9,843.78**	**$**	**23,500.00**	**-$13,656.22**
5301 Contract Labor		-729.63			-729.63
5400 Professional Fees		0.00			0.00
5410 Legal Fees		922.84		3,500.00	-2,577.16
5420 Bookkeeping/Tax Return		7,551.25		6,000.00	1,551.25
5422 Audit/Review				4,500.00	-4,500.00
Total 5400 Professional Fees	**$**	**8,474.09**	**$**	**14,000.00**	**-$ 5,525.91**
5440 Insurance					0.00
5441 Liability Insurance		13,535.00		11,000.00	2,535.00
5443 Workmans Comp		241.00		250.00	-9.00
5444 Machinery Insurance		400.00		295.00	105.00
5445 Fidelity Insurance		56.00		2,600.00	-2,544.00
Total 5440 Insurance	**$**	**14,232.00**	**$**	**14,145.00**	**$ 87.00**
5450 Bank Service Charges		-0.60		75.00	-75.60
5600 Committees Expense					0.00
5620 Welcome Committee		182.77		500.00	-317.23
5640 Deed Restriction Expenses				300.00	-300.00
5650 Adult Activities		280.56		500.00	-219.44
5670 Children's Activities		1,017.00		2,000.00	-983.00
5680 Website		88.90			88.90
Total 5600 Committees Expense	**$**	**1,569.23**	**$**	**3,300.00**	**-$ 1,730.77**
5700 Security				1,000.00	-1,000.00
5800 Other Expenses		323.92			323.92
5900 Capital Improvements		32,108.48		20,000.00	12,108.48
5990 Taxes					0.00
5991 Property Tax				2.00	-2.00
5992 Harris County MUD 1				1.00	-1.00
5999 School Tax				2.00	-2.00
Total 5990 Taxes	**$**	**0.00**	**$**	**5.00**	**-$ 5.00**
Uncategorized Expense		12.09			12.09
Total Expenses	**$**	**119,038.28**	**$**	**174,675.00**	**-$55,636.72**
Net Operating Income	**$**	**25,977.28**	**$**	**0.00**	**$ 25,977.28**
Other Expenses					
8000 YTD Adjustments		25.00			25.00
Total Other Expenses	**$**	**25.00**	**$**	**0.00**	**$ 25.00**
Net Other Income	**-$**	**25.00**	**$**	**0.00**	**-$ 25.00**
Net Income	**$**	**25,952.28**	**$**	**0.00**	**$ 25,952.28**

THE LHOA BOARD

President
Robert Downey
281/352-4412

Vice President
Paul Engdorf
281/217-9673

Secretary
Karen Seale
832/704-1900

Treasurer
Maria Shaver
832/984-2604
Treasurer.lhoa@gmail.com

Parliamentarian
Rebecca Larsen
832/948-4532

Sergeant–at-Arms
T.C. Munoz
832/515-9302

Newsletter Editor
Valarie Jones
281/650-1377

COMMITTEES

Security: Doug Thomas

Welcome: Sherri Boyter

Swim Team Liaison: Jill Downey

Architectural: Patrick Tuner 303/522-7664

Deed Restrictions: kas959-lhoa@yahoo.com

Children's Activities: Becky Larsen

Yard of Month: Cheryl Thomas

Audit: Darrell Schulze

Website: Maria Shaver and Karen Seale

Pond: Ralph Mead

Tennis: Karen Seale - call 832/704-1900 for code

Water Aerobics: Bobbie Drown

Adult Activities: OPEN POSITION

Pool Liaison: T. C. Munoz

Clubhouse Coordinator: Jennifer Joines 832/381-7940
LondonderryClubhouse@yahoo.com

2012 Texas Legislative Compliance: Paul Engdorf

2015 Nominating Election Committee Chairman: Mike Kloss

IMPORTANT CONTACT NUMBERS

Constable
281/376-3472
Harris County Sheriff
713/221-6000
Harris County Community Assistance Center
281/353-8424
Hayes Utility
281/353-9809
Harris County Animal Control
281/999-3191

LHOA COMMUNITY MEETINGS SECOND TUESDAY OF EACH MONTH AT THE CLUBHOUSE.

SOUND-OFF AT 7:00 PM
BOARD MEETING 7:30 PM