

June 2014

THE OFFICIAL NEWSLETTER OF LONDONDERRY

Upcoming  
HOA meetings:

July 8

August 12

September 9

# Londonderry Air



**Congratulations are in order to all Londonderry Lightning Bolts for a GREAT swim season! Swimmers win overall 3rd place trophy at Divisionals! Way to GO!!!**



## "What Makes a Dad"

God took the strength of a mountain,  
The majesty of a tree,  
The warmth of a summer sun,  
The calm of a quiet sea,  
The generous soul of nature,  
The comforting arm of night,  
The wisdom of the ages,  
The power of the eagle's flight,  
The joy of a morning in spring,  
The faith of a mustard seed,  
The patience of eternity,  
The depth of a family need,  
Then God combined these qualities,  
When there was nothing more to add,  
He knew His masterpiece was complete,  
And so, He called him... Dad. *Author Unknown*

## "JUNE POOL HOURS"

Sunday 12-8 p.m.

Monday 9-11 a.m. and 2-10 p.m.

Tuesday **CLOSED FOR CLEANING**

Wednesday 1-7 p.m.

Thursday 2-10 p.m.

Friday 2-10 p.m.

Saturday (June 7, 21, 28 - 9 a.m. to 10 p.m.)

(June 14 - Swim Meet, pool hours 3-10 p.m.)



## **Londonderry Home Owners Association**

8331 London Way Dr.  
Spring, Texas 77389

May 19, 2014

Dear Neighbors,

Spring is upon us and with the warmer weather comes all of the home maintenance projects we have been putting off over the winter. The real estate market is stirring with the influx of families moving into the area due to Exxon Mobil's headquarters relocation to The Woodlands. Two families have already relocated to our subdivision and we are happy they chose our community. In order to keep our property values up and curb appeal inviting we must all make an effort to observe our Architectural Control Guidelines.

The Deeds Restrictions Committee is working hard to identify homes with violations in order to bring all homes into compliance. There are several common issues that everyone should check their property for that would make our community much more inviting to potential homeowners.

### **Here are the TOP TEN:**

1. Trash cans and recycle bins must be stored out of view from the street. Containers cannot be left on the side of the house or in front of the garage. Please put them in your garage, back yard or behind a shielding wall where they cannot be seen.
2. Do not set your yard clippings or other trash and debris out until Sunday night. Many people have their yard maintenance crew come as early as Wednesday and they leave the bags of yard clippings at the street. It will not be picked up on Thursdays, which is recycle day. It sits at the street until the following Monday. Please have your yard company either put the bags out of view with your trash cans or remove it from the property. When guests and prospective buyers come through the neighborhood over the weekend they shouldn't see bags of rotting garbage and household cast offs lining the streets.
3. Please maintain your yard. Edge and blow the debris from the street. Weed the flower beds and add natural mulch. (Rocks are not permitted in lieu of mulch in flower beds.) Trim the shrubs. Please replace sod as needed and sweep the pine needles from your roof. Let's all make an effort to beautify our property.
4. Mend your fence. Rotting pickets, missing pickets, missing sections. There are very specific guidelines for fences. For instance, colored stain and decorations are not compliant. It is recommended that you make sure your fence plans are in compliance before you build.
5. Trailers, boats, RV's, horse trailers, construction equipment and cars stored under tarps are not to be stored in your driveway, on the street or visible on your lot at any time. Please do not park on the grass.
6. BBQ pits, rope swings, wood piles, storage piles of any kind, household furniture, camping furniture, ice chests, bikes and toys should not be left in the front yard or visible from the street.



7. Basketball Goals may not be mounted to your garage or house. Portable stands may not be placed in the street, on the grass or at dead ends. Permanent poles may not be mounted in the easement at the street. Poles, backboards and nets must be properly maintained.
8. Please make sure your address is visible from the street. You may need EMS or the fire department at some point and you will want them to be able to find your house quickly.
9. Please observe Harris County Leash Laws. If someone takes a picture of your dog or cat roaming without a leash YOU CAN BE FINED. Many of our neighbors walk and jog and unleashed dogs are dangerous. Let's be considerate of each other.
10. Please observe speed limits and stop signs. Our community is teeming with children. Let's keep them safe. Please talk to your young drivers about speeding and playing their stereo loudly while driving through the subdivision.

If you are planning an upgrade or extension to your property you must first submit your detailed plans to the ACC Committee. You can do this by filling out form #1207, Request for ACC Approval and drop it in the mailbox at the clubhouse. You will find a copy of the form enclosed for your convenience. Approval must be obtained before painting, roofing, building, adding a storage shed or swimming pool (above or below ground), pouring concrete and the removal of trees, just to name a few. It is recommended that you seek approval before building or modifying your fence. Filling out the ACC Approval form is quick and easy and will ensure that everything you do is in compliance. It may save you time, money and the headache of having to make modifications to come into compliance after the fact. If you have questions

One of the best things about living in Londonderry is the sense of community. You will always find a friendly neighbor, a helping hand and a ready smile. If you have questions contact any board member or committee chair. Names and numbers are listed in the newsletter. Our regular HOA meetings are held the second Tuesday of each month at the clubhouse. Sound-off at 7PM followed by the meeting of the board at 7:30PM. Information can be found on our website at [www.londonderry-hoa.org](http://www.londonderry-hoa.org). If you would like to be added to the email list to receive information and reminders about events, as well as the PDF version of the monthly newsletter simple email the word "SUBSCRIBE" to [Valariejones@yahoo.com](mailto:Valariejones@yahoo.com). If you are on the list and want off just send the word "UNSUBSCRIBE".

Thank you for making Londonderry a great place to live.

Best Regards,

**Londonderry Home Owners Association Board of Directors**



Maria Shaver, MBA

Certified QuickBooks ProAdvisor®

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Want to Advertise in the Newsletter?

Advertising rates are as follows:

	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



E-mail your completed ad to [valariejones@yahoo.com](mailto:valariejones@yahoo.com)



Planning a special event?

**Rent the Clubhouse!!!**

**Contact: Jennifer Joines**

**(832) 381-7940**



Residents in good standing.

[londonderryclubhouse@yahoo.com](mailto:londonderryclubhouse@yahoo.com)



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**JULY 2014  
POOL HOURS**

Sunday 12-8 p.m.

Monday 9-11 a.m. and 2-10 p.m.

Tuesday CLOSED FOR CLEANING

Wednesday 1-7 p.m.

Thursday 2-10 p.m.

Friday 2-10 p.m.; 4th of July

Saturday 9 a.m. to 10 p.m.

**Please Report Street Light Outages to:**

[www.centerpointelectric.com/cehe/support/streetlight](http://www.centerpointelectric.com/cehe/support/streetlight)

**Report Public Street Sign Damage to:**

**(281) 353-8424**

**Report all Animal Complaints to:**

**(281) 999-3191** [www.hcphe.org/vph/PDFs/Harriscountyanimalregulations.pdf](http://www.hcphe.org/vph/PDFs/Harriscountyanimalregulations.pdf)



**“Sign Language”**

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

**(281) 650-1377**

## Londonderry Homeowners Association

### Meeting Minutes ~ May 14, 2014

Meeting minutes for May pending approval. No quorum for June 17th HOA meeting.

#### Treasurer's Report:

As of 4/30/14

Checking account balance	\$ 63,632.79
Savings account balance	<u>\$125,107.21</u>
Total cash assets	\$188,740.00

### Meeting Minutes ~ June 17, 2014

#### Attendance:

Board Members: Robert Downey, Karen Seale and Maria Shaver.

Residents: Amy Rush, Patrick Turner, Weston and Eric Hall.

#### Sound-off 7 PM:

No general meeting held for June due to lack of quorum. Next regularly scheduled HOA meeting is set for July 8, 2014, Sound-off 7:00 p.m., General Meeting 7:30 p.m.

#### Treasurer's Report:

As of 5/31/14

Checking account balance	\$ 39,869.03
Savings account balance	<u>\$125,112.31</u>
Total cash assets	\$164,981.34

Total Expenses for May = \$21,675.41



## Londonderry Homeowner's Association

### Budget, May 2014 - Maria Shaver, Treasurer

	<u>Jan - May 14</u>	<u>Budget</u>	<u>Variance</u>
Income			
3000 · Income			
3100 · Membership Dues	135,841.47	166,125.00	-30,283.53
3110 · Late Fee Income	237.50	2,000.00	-1,762.50
3200 · Clubhouse Rental	400.00	2,000.00	-1,600.00
3300 · Swimming Pool Rental	0.00	500.00	-500.00
3400 · News Letter Income	145.00	100.00	45.00
3700 · Transfer Fees	450.00	500.00	-50.00
3750 · Refinance fee	0.00	150.00	-150.00
3800 · Interest Income - Other	25.50	100.00	-74.50
Total 3800 · Interest Income	<u>25.50</u>	<u>100.00</u>	<u>-74.50</u>
3900 · Other Income/Swim Team Donation	0.00	1,000.00	-1,000.00
Total 3000 · Income	<u>137,099.47</u>	<u>172,475.00</u>	<u>-35,375.53</u>
Total Income	<u>137,099.47</u>	<u>172,475.00</u>	<u>-35,375.53</u>
Gross Profit	137,099.47	172,475.00	-35,375.53
Expense			
5000 · Advertising Expense			
5010 · Signs (informational, warnings)	0.00	200.00	-200.00
Total 5000 · Advertising Expense	<u>0.00</u>	<u>200.00</u>	<u>-200.00</u>
5100 · Clubhouse Maintenance			
5101 · Building Maintenance & Repair	1,404.75	2,000.00	-595.25
5102 · Clubhouse Cleaning Contract	640.00	2,000.00	-1,360.00
5103 · Equipment Maint & Repairs	50.00		
5130 · Club House Supplies	24.63	500.00	-475.37
5190 · Pest Control/Terminex	0.00	700.00	-700.00
Total 5100 · Clubhouse Maintenance	<u>2,119.38</u>	<u>5,200.00</u>	<u>-3,080.62</u>
5110 · Utilities Clubhouse			
5112 · Telephone Office	770.17	1,500.00	-729.83
5113 · Electric Street Lights	7,768.87	19,000.00	-11,231.13
5114 · Water	748.26	3,000.00	-2,251.74
5115 · Electric Clubhouse & Grounds	4,986.64	8,000.00	-3,013.36
Total 5110 · Utilities Clubhouse	<u>14,273.94</u>	<u>31,500.00</u>	<u>-17,226.06</u>
5120 · Office			
5121 · Office Supplies	692.01	1,000.00	-307.99
5122 · Postage and Delivery	331.00	700.00	-369.00
5123 · Miscellaneous	88.90		
5120 · Office - Other	58.95		
Total 5120 · Office	<u>1,170.86</u>	<u>1,700.00</u>	<u>-529.14</u>

5200 · Swimming Pool			
5210 · Contract Maintenance	10,537.25	32,000.00	-21,462.75
5220 · Maintenance & Repairs	992.07	20,000.00	-19,007.93
5240 · Supplies	4,173.21	600.00	3,573.21
Total 5200 · Swimming Pool	15,702.53	52,600.00	-36,897.47
5290 · Bad Debt Expense	5,514.20		
5299 · Swimming Pool Maintenance	400.00		
5300 · Common Grounds Maintenance			
5310 · Lawn Maintenance Contract	6,329.89	20,000.00	-13,670.11
5320 · Maintenance & Repair	15,117.60	4,000.00	11,117.60
5330 · Playground	1,957.31	2,000.00	-42.69
5340 · Tennis Court	25.00	1,000.00	-975.00
5350 · Pond	0.00	0.00	0.00
5390 · Misc Common Grounds	565.52	2,000.00	-1,434.48
Total 5300 · Common Grounds Maintenance	23,995.32	29,000.00	-5,004.68
5400 · Professional Fees			
5410 · Legal Fees	1,001.00	5,000.00	-3,999.00
5420 · Bookkeeping/Tax Return	1,600.00	5,400.00	-3,800.00
5422 · Audit/Review	0.00	3,500.00	-3,500.00
5400 · Professional Fees - Other	0.00		
Total 5400 · Professional Fees	2,601.00	13,900.00	-11,299.00
5440 · Insurance			
5441 · Liability Insurance	10,766.00	10,517.00	249.00
5443 · Workmans Comp	237.00	277.00	-40.00
5444 · Machinery Insurance	291.00	275.00	16.00
5445 · Fidelity Insurance	2,559.00	2,265.00	294.00
Total 5440 · Insurance	13,853.00	13,334.00	519.00
5450 · Bank Service Charges	13.20	0.00	13.20
5600 · Committees Expense			
5610 · Newsletter Expense	0.00	0.00	0.00
5620 · Welcome Committee	78.39	500.00	-421.61
5630 · Directory Printing	0.00	0.00	0.00
5640 · Deed Restriction Expenses	320.06		
5650 · Adult Activities	232.75	500.00	-267.25
5670 · Childrens Activities	1,304.51	2,000.00	-695.49
Total 5600 · Committees Expense	1,935.71	3,000.00	-1,064.29
5700 · Security	0.00	2,000.00	-2,000.00
5900 · Capital Improvements	0.00	20,000.00	-20,000.00
5990 · Taxes			
5991 · Property Tax	0.00	2.00	-2.00
5992 · Harris County MUD 1	0.00	1.00	-1.00
5993 · Additional Taxes	0.00	36.00	-36.00
5999 · School Tax	0.00	2.00	-2.00
Total 5990 · Taxes	0.00	41.00	-41.00
Total Expense	81,579.14	172,475.00	-90,895.86
Net Ordinary Income	55,520.33	0.00	55,520.33
Net Income	55,520.33	0.00	55,520.33



## THE LHOA BOARD

### President

Robert Downey  
281-352-4412

### Vice President

Paul Engdorf  
281-217-9673

### Secretary

Robin Haney  
713-906-9608

### Treasurer

Maria Shaver  
832-984-2604

### Parliamentarian

Karen Seale

### Sergeant-at-Arms

T.C. Munoz  
832-515-9302

### Newsletter Editor

Valarie Jones  
281-650-1377

## COMMITTEES

Security: Open Position

Welcome: Sherri Boyter

Swim Team Liaison: Jill Downey

Architectural: Patrick Tuner  
(303) 522-7664

Deed Restrictions:

[kas959-lhoa@yahoo.com](mailto:kas959-lhoa@yahoo.com)

Children's Activities: Becky Larsen

Yard of Month: Cheryl Thomas

Audit: Darrell Schulze & Valarie Jones

Website: Patrick Strike

Pond: Ralph Mead

Tennis: call Lada Koptelova (281)757-7786 or  
(281) 290-0335 for code

Water Aerobics: Bobbie Drown

Adult Activities: Open Position

Pool Liaison: T. C. Munoz



## 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