

General Membership Meeting Minutes

The meeting called to order at Sinclair Elementary School @ 7:00 PM with 44 members in attendance.

Speakers and Guests

Houston Police Department – Representatives reviewed the crime statistics for the area for 2014-15 and answered residents' questions. They concluded their presentation at 7:15 PM.

Guest Speakers -Joe Myers with the COH Public Works and Engineering Department spoke about the on-going project to re-build the Bryce Street Chemical Feed Station (CFS) and associated improvements. In addition to Mr. Myers, representatives of the City of Houston and the Consulting Engineer that designed the CFS Modifications attended and answered questions.

The project cost is \$2,000,000 with construction beginning August 2015 and is about 3% complete. The project is scheduled to be substantially complete in July or August 2016.

The Project Engineer reviewed the history of the project, including the previous retrofit that was completed in 2001. Since then the COH has acknowledged an odor problem and the new design is intended to reduce or eliminate these odors, in particular Hydrogen Sulfide (H₂S) gas.

The odor control includes physical measures putting the sewer system under negative pressure and ventilation to capture odors using a bio-trickling filter and is targeted to remove 99% of the odors, compared with current emissions. In addition, an activated charcoal filter is included to remove other odors. Instrumentation is included to measure H₂S levels.

Plans are available on the COH CIP website pwecip@houstontx.gov. The speaker explained the roles of the various team members. The Engineer provided a preliminary rendering showing the what the site will look like following construction. There were questions from the audience concerning the final appearance of the silos, including landscaping or other visual screens. There is an allowance of \$25,000 for landscaping.

There was further mention that there is a TIRZ No. 5 improvement project for the adjoining area(s) including a trailhead. The speaker mentioned that there is a program for painting infrastructure to reduce the visual impact. Some of the questions were unable to be answered by the speaker as they involved the Houston Parks Board (HPARD).

There were additional questions from the audience. There are about 26 other such facilities operated by the COH PWE. The design will include redundant systems, but does not include a permanent emergency/backup generator, however the COH indicated that the design includes a provision for a portable emergency generator.

The speakers concluded their presentation at 7:50 PM.

There was a raffle following the presentation

General Membership Meeting Minutes

Officer's Reports

Secretary's Report – The minutes were reviewed by the membership for the November 12, 2015 meeting. There was a motion to approve the minutes without corrections, which was seconded. By a show of hands, the minutes were approved without corrections.

Treasurer's Report- Bill Morfey and Chris Ochterbeck reviewed the report with the membership including the new line items for the portable chemical toilets for Jaycee Park and the private security contract. Following the presentation, a motion was made by Peter Davies to approve the Treasurer's Report which was seconded by Darlene Wayt. By a show of hands, the report was approved without corrections.

Proposed Budget-No comments. The Board will address the Budget at their next scheduled meeting.

Committee Reports

Activities- Snow Fest was a success with a record attendance. Holiday Light contest winners were announced. The Easter Egg hunt is scheduled for March 19th, the Rummage Sale for April 9th and the TMNA Fun Run on April 23rd.

Architectural Review Committee –There have been no recent reports about building projects not conforming with the Deed Restrictions.

Beautification – No report.

Block Captains – No report.

Deed Restriction Enforcement – No report.

Environmental Affairs – Darlene presented her report for Jaycee and West 11th Street Parks which is attached.

Membership – Gary reported that for 2015 the participation rate was 61% which was the highest participation since 2008.

Neighborhood Security – Chris reported that he had received the SEALS report and that the preliminary contract was successful and will continue throughout the year. The Committee Chair had asked for additional volunteers to help. A suggestion was made to send out additional information about the program via the Block Captains. Their patrol schedule is based on previous incident times. The general feedback from the members was positive.

Timbergram – The editor asked for additional articles of interest to membership to be submitted for future editions. Jeff Wayt was recognized for his help with the photos included in the newsletter.

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Committee Reports Continued

Timbergreeters – No report.

Website – Chris gave a brief report on the website.

Yard of the Month – No report.

Old Business –None

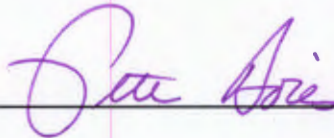
New Business – None

City of Houston's Mayor's Assistance Representative Jack Valinski - Jack encouraged residents to report potholes to the COH 3-1-1 site including the smartphone application that uses GPS technology. Residents thanked Jack for his help with getting HCFCD to trim overgrowth along West 11th Street for the FEMA lots maintained by the District.

Motion to Adjourn – The meeting was adjourned at 8:40 PM.

These TMCC General Meeting Minutes were prepared by Peter Davies and have been placed on the TMCC Website

Peter Davies, TMCC Secretary



Timbergrove Manor Civic Club
Profit & Loss Budget Performance
November 23 through December 31, 2015

	<u>Nov 23 - Dec 31, 15</u>	<u>Jan - Dec 15</u>	<u>Annual Budget</u>
Ordinary Income/Expense			
Income			
Beautification Fund	0.00	1,263.00	1,000.00
Club Dues	450.00	29,195.00	26,500.00
Deed Rest. Enforcement Fund	0.00	704.00	700.00
Donations-4th of July	0.00	500.00	500.00
Donations-Easter Egg Hunt	0.00	500.00	500.00
Donations-Other	20.00	2,125.00	1,500.00
Donations-Snow Fest	3,000.00	3,000.00	3,000.00
Interest Income	0.00	424.88	300.00
Jaycee Park Port-0 Units	120.00	3,369.00	0.00
Neighborhood Security Fund	0.00	1,763.00	1,500.00
Private Security Fund	2,720.00	19,590.00	0.00
Rummage Sale Rev.	0.00	655.00	300.00
Timbergram Adv. Revenue	2,940.00	8,525.00	5,590.00
Total Income	<u>9,250.00</u>	<u>71,613.88</u>	<u>41,390.00</u>
Expense			
4th of July	0.00	219.29	600.00
Bank Charges	72.08	443.81	300.00
Beautification	744.58	10,598.08	12,500.00
Casino Night	0.00	0.00	500.00
Donations	1,650.00	2,000.00	2,000.00
Easter Egg Hunt	0.00	813.08	700.00
General Meetings	0.00	562.00	500.00
Insurance	0.00	744.00	750.00
Jaycee Park Port-o Units	0.00	3,252.31	0.00
Membership	91.89	604.04	750.00
Misc./ Other	223.25	301.13	200.00
Neighborhood Security Expenses	0.00	163.68	300.00
Office/Postage	3.90	165.84	50.00
Private Security	5,274.00	5,682.93	0.00
Professional Services	0.00	720.57	2,000.00
Rummage Sale/Shred Day Expense	0.00	690.11	600.00
Snow Fest	4,852.30	5,280.75	5,000.00
Storage Unit	0.00	440.00	500.00
Timbergram	0.00	5,822.00	6,213.00
Volunteer Dinner	0.00	1,225.72	1,250.00
Web Site	0.00	249.65	690.00
Total Expense	<u>12,912.00</u>	<u>39,978.99</u>	<u>35,403.00</u>
Net Ordinary Income	<u>-3,662.00</u>	<u>31,634.89</u>	<u>5,987.00</u>
Net Income	<u><u>-3,662.00</u></u>	<u><u>31,634.89</u></u>	<u><u>5,987.00</u></u>

Timbergrove Manor Civic Club
Balance Sheet
As of December 31, 2015

Dec 31, 15

ASSETS

Current Assets

Checking/Savings

Integrity Bank CD - January 26,174.41

Integrity Bank CD - July 25,307.89

Integrity Bank Checking 54,470.45

Total Checking/Savings 105,952.75

Total Current Assets 105,952.75

TOTAL ASSETS 105,952.75

LIABILITIES & EQUITY

Equity

Opening Bal Equity 62,608.80

Unrestrict (retained earnings) 11,709.06

Net Income 31,634.89

Total Equity 105,952.75

TOTAL LIABILITIES & EQUITY 105,952.75

Timbergrove Manor Civic Club
Transaction Detail By Account
November 23 through December 31, 2015

Type	Date	Num	Name	Memo	Clr	Split	Original Amount
Integrity Bank Checking							
Deposit	11/23/2015			Deposit		-SPLIT-	180.00
Deposit	11/23/2015			Deposit	√	-SPLIT-	48.62
Deposit	11/24/2015			Deposit	√	-SPLIT-	97.24
Deposit	11/25/2015			Deposit	√	-SPLIT-	265.86
Check	11/25/2015	1366	Chris Ochterbeck	QB/Square Integration Fee		Office/Postage	-3.90
Deposit	11/26/2015			Deposit		Donations-Snow Fest	3,000.00
Deposit	11/26/2015			Deposit	√	-SPLIT-	157.24
Deposit	11/30/2015			Deposit	√	-SPLIT-	48.62
Deposit	12/02/2015			Deposit	√	-SPLIT-	369.54
Deposit	12/03/2015			Deposit	√	-SPLIT-	136.15
Deposit	12/04/2015			Deposit	√	-SPLIT-	1,167.00
Check	12/05/2015	1349	Linda Crosswell	Clown 2 Hours	√	Snow Fest	-200.00
Check	12/05/2015	1351	Chelsea Boxwell	Face Painting	√	Snow Fest	-150.00
Check	12/05/2015	1352	Yared Salazar	Face Painting	√	Snow Fest	-150.00
Check	12/05/2015	1353	Ice Express	Snow	√	Snow Fest	-3,250.00
Check	12/05/2015	1354	Houston Parks Board Inc	Jaycee Park Splash Pad		Donations	-650.00
Check	12/05/2015	1355	S & A Moonwalks	Trackless Train/Bounce House	√	Snow Fest	-385.64
Deposit	12/05/2015			Deposit	√	-SPLIT-	97.24
Deposit	12/06/2015			Deposit		-SPLIT-	430.00
Deposit	12/07/2015			Deposit	√	-SPLIT-	772.29
Check	12/09/2015	1346	Leslie Hillendahl	Christmas Decor for TG Signs	√	Beautification	-69.58
Check	12/09/2015	1356	Michael Thibodeaux	Powerwash TG signs	√	Beautification	-675.00
Deposit	12/11/2015			Deposit	√	-SPLIT-	48.62
Deposit	12/14/2015			Deposit		-SPLIT-	1,755.00
Deposit	12/19/2015			Deposit		-SPLIT-	80.00
Deposit	12/20/2015			Deposit	√	Club Dues	30.00
Deposit	12/21/2015			Deposit	√	-SPLIT-	58.35
Deposit	12/28/2015			Deposit		-SPLIT-	370.00
Check	12/29/2015	1357	Bill Morfey	Beverages		Snow Fest	-69.24
Check	12/29/2015	1359	Friends of 11th Street Park	2016 Trail Maintenance		Donations	-1,000.00
Check	12/29/2015	1360	Bill Morfey	Large Coffee Urn for events		Misc./ Other	-131.25
Check	12/31/2015	1358	Seal Security Solutions LLC	Nov 16-Dec 15 Contract		Private Security	-5,344.00
Check	12/31/2015	1363	Tim Louque	Moonwalks deposit/Signs		-SPLIT-	-481.07
Check	12/31/2015	1364	Peter Davies	Trees/Generator/Refreshments		Snow Fest	-253.01
Check	12/31/2015	1365	Gary Nordstrom	Membership mailout supplies		-SPLIT-	-97.23
Deposit	12/31/2015			Deposit		-SPLIT-	136.15
Total Integrity Bank Checking							

TOTAL

TMCC January 12, 2016 General Meeting
Bryce Chemical Feed Station
Joseph Myers, PWE Senior Assistant Director Construction Branch

- 1) There **IS** a way to prevent any smell from escaping from the station. There is a pump station in the middle of River Oaks (on Sleepy Hollow) around \$10M - \$20M homes – and there is NEVER a smell coming from it. So it ABSOLUTELY is possible to prevent any and all smell. Why is this not done on 11th street? We may not live in multi-million dollar homes, BUT these are homes that we worked VERY HARD to buy, maintain, and retire in. We should NEVER have to smell sewage! This needs to be #1 on your list of priorities. Will it? What is going to be done to PREVENT ANY AND ALL SMELL?
- 2) Can someone give a brief explanation on what the improvements are?
- 3) Will the engineering permit set/plans be on site at all times during construction? Will construction crews be supervised by an engineer at all times during construction to ensure that actual construction is in accord with the COH permitted engineering plans?
- 4) What is the expected completion date for the Bryce Street Chemical Feed Station Repairs?
- 5) Is there an elevation or rendering that shows the completed site, including the silos?
- 6) What are the plans to coordinate with Houston Parks Board and mesh the trail head and other improvements, including parking, green spaces and landscaping?

Beautification/Landscaping of the site and the area

- 7) A private developer is building a luxury apartment complex next to Resurrection Church. Houston Parks Board has plans for a trail head park at Bryce & W. 11th Street in addition to Bayou Greenways 2020 project plans for White Oak Bayou. All this is going on in the same area. W. 11th Street Park is a block or two west of this area. Has there been any coordination between Light Hill Partners, Houston Parks Board and HPARD to ensure that this entire area is free of the stench coming from this feed station and that planned landscaping/beautification take place?
- 8) What's the possibility of coordinating beautification of the site with the COH Office of Cultural Affairs and the Houston Arts Alliance, especially the large, high silos?
- 9) Reference <http://minimurals.org/>. Friends of ours say they got their street electrical boxes painted via Arts Council with COH funding. Have you heard about this? Can we get Arts Council funding for a better looking Bryce St. Station? Not just paint the silos but have attractive murals? Turn something potentially unsightly into an artwork especially because of the parks (one existing and one planned) and the bayou in the area?
- 10) Is there an opportunity for the COH, the Developer and TMCC to partner in providing an improved appearance of the esplanade and surrounding areas near the CFS?
- 11) What are the PWE's current plans for beautification and landscaping of the site?

TMCC January 12 Guest Speaker Information

Joseph Myers is the Senior Assistant Director, Construction Branch, of the City's Public Works & Engineering Department. He will speak to us about the Bryce Chemical Feed Station Rebuild, the efficacy of the improvements as well as the beautification and landscaping plans for the site.



A graduate of the University of Houston, Mr. Myers held positions with the Houston Parks Board, CDM Smith and the Harris County Flood Control District. Currently, as Senior Assistant Director of PWE's Construction Branch, Mr. Myers oversees services related to street, bridge, sidewalks, bikeways, overlays, stormwater, water and wastewater infrastructure systems. The Construction Branch also provides construction management, engineering support and project inspection for the City's Capital Improvement Projects.