



# The Timbergram

JULY 2017

TIMBERGROVE MANOR CIVIC CLUB ◦ PO BOX 70977 ◦ HOUSTON, TX 77270-0977

WWW.TIMBERGROVE.ORG

## Ice Cream Social

Tuesday, July 4  
4:00 PM

Jaycee Park  
1300 Seamist Dr.

Ice Cream Sundaes

Ice Cold Watermelon

Children's Parade

Prizes for the Kids

Pets Welcome

Raffles

Sponsored by  
Sharon Ettinger  
Keller Williams Realty  
(713) 299-5149

## We All Scream for Ice Cream! Independence Day Social and Children's Parade

By Tim Louque, Activities Committee Chair

What better was to beat the heat this Independence Day than ice cream?! Join us as we celebrate the founding of our nation at our Annual Ice Cream Social! It all begins at 4:00 PM at Jaycee Park.

**Neighborhood Realtor, Sharon Ettinger of Keller Williams Metropolitan Realty,**

is once again sponsoring the Timbergrove Manor event. There is no better way to experience family fun this summer than ice cream and independence. The best part? It is the children's parade of course! We know that it's a huge deal for children to be in a real parade. So come on kids! Gather up your friends in the neighborhood, decorate your wagons, bicycles, tricycles, strollers, carts and yourself! Show us your spirit of the red white and blue. It is a little known fact that pets also love to show off in the annual parade. They love the attention! There will be prizes for everyone involved!

Baskin Robbins, at 1354 West 43rd Street, will be providing your favorite flavors with the best selection of toppings ever. But have no fear those of you with dairy allergies! You too can beat the heat

this year! We'll also have watermelon, cut fresh and served ice cold with lemonade and iced tea.

As you know, an Independence Day celebration hosted by the Timbergrove Manor Civic Club is not complete without a fire engine. Children of all ages are welcomed to come out and see a fire engine, climb in, turn the steering wheel, meet firemen, take



Photo Credit: Jeff Wayt

pictures and learn about firefighting. We'll also have a balloon artist crafting custom creations on site!

You can still pay your 2017 Membership Dues, get information about area parks, make donations to support them and grab a Timbergrove car decal while you're at it!



**And for all of you who are interested in doing some last minute volunteer work for our neighborhood, get in touch at [activities@timbergrove.org](mailto:activities@timbergrove.org).**

### INSIDE THIS ISSUE

Get a recap on the recent happenings at West 11th Street Park.



### Is crime on the rise in TMCC?

Now, more than ever, your financial support for Private Security patrols in Timbergrove is needed. See crime stats inside.



## Thinking of Selling Your Home?

GARY GREENE

Capitalize on our exclusive \$1,000 Open House Weekend Sweepstakes!



### OPEN HOUSE

The \$1,000 Open House Weekend Sweepstakes campaign to drive buyers to your home will be featured in:

- Multimedia Marketing Campaign
- Print Marketing Mailers targeting
- Houston home buyers



Attendees will be entered to win \$1,000 each month!

List with me ... We'll hold your home open.

Timbergrove Manor Resident & Marketing Specialist!



**Veronica Valentz**  
REALTOR®

713.505.5333

veronica.valentz@garygreene.com

[www.veronicavalentz.com](http://www.veronicavalentz.com)

©2017 Better Homes and Gardens Real Estate LLC. Better Homes and Gardens® is a registered trademark of Meredith Corporation licensed to Better Homes and Gardens Real Estate LLC. Equal Opportunity Company. Equal Housing Opportunity. Each Franchise is Independently Owned and Operated. If your property is currently listed with a real estate broker, please disregard. It is not our intention to solicit the offerings of other real estate brokers.

connect with  
**TMCC**  
online

timbergrove.org

facebook.com/  
TimbergroveManor  
CivicClub/



neighborhood news | deed restrictions  
online dues & donations | past newsletters | maps

#### TMCC FUN FACT

The oldest home in TMCC territory dates to 1946. According to tax records, that's when the abode just south of W 11th St at 6210 Abington Way was constructed.

## Elizabeth McCormick

Your Neighborhood Realtor®



- Proud sponsor of TMCC Easter Egg Hunt
- Proud supporter of Sinclair Elementary School
- 2012-2016 Texas Monthly Five Star Agent
- 2011-2016 Top Producer
- Master Certified Negotiation Expert



Timbergrove Manor is my home since 2000.

Timbergrove Manor is my business since 2006.



ELIZABETH McCORMICK

832.661.7300 ★ [elizabethmccormickrealtor.com](http://elizabethmccormickrealtor.com)

## 2015 - 2017

TIMBERGROVE MANOR SALES STATISTICS

	# Homes Sold	Average Price	Avg. Days On Market
<b>2015</b>			
QRT 3	17	\$480,074	64
QRT 4	16	\$524,089	29
<b>2016</b>			
QRT 1	12	\$518,417	99
QRT 2	18	\$479,581	73
QRT 3	24	\$474,758	71
QRT 4	13	\$458,577	68
<b>2017</b>			
QRT 1	18	\$483,333	50
APRIL&MAY	16	\$450,775	51



heritagetexas.com



# Crime in Timbergrove Manor



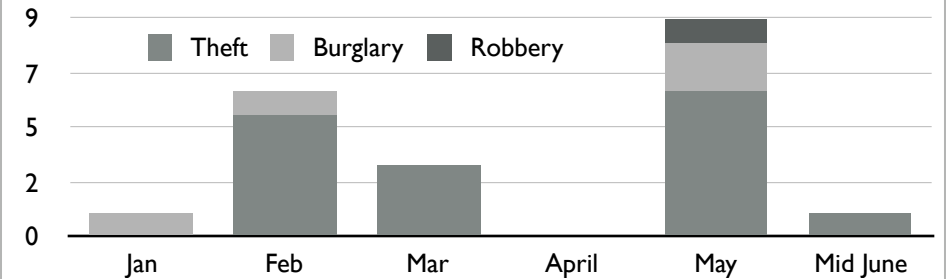
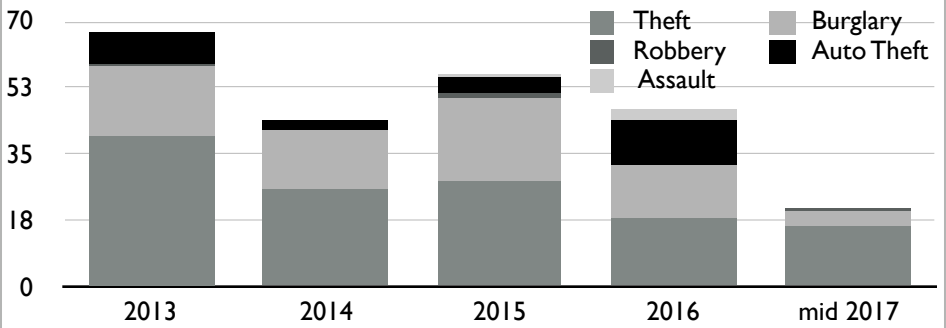
by the Neighborhood Security Committee

May was a challenging month for Timbergrove Manor sections 5 - 14. We exceeded the typical number of thefts, had two burglaries, and also had our first robbery since 2015. All were unfortunate incidents, though we are certainly most concerned about the robbery which occurred on May 13. A neighbor was walking his dog when he was held up by two men at gunpoint who demanded his wallet. Though May was a touch month, there were no known crimes reported for April and for the year on average we are inline with 2016.

While adjusting the timing of private security patrols by SEAL Solutions officers has seemingly helped to reduce the late night crimes, we are currently behind our fundraising goals. This means we have had to decrease daytime patrols to allow for those overnight. And, unless we are able to close the gap to raise an additional \$20,000 for 2017, we will likely need to cut back on overall frequency of patrols. *Now, more than ever, we need YOUR financial support.* If you have not yet made a donation to claim your benefits as a financial supporter of neighborhood security, please do it now. You can give online at timbergrove.org. Donate with your dollars today, not your goods tomorrow.

Please continue to keep a watchful eye out for one another and for suspicious activity and **report concerns to SEAL Solutions at 832-956-1966** and HPD when appropriate.

Offense Type	Date	Block Range	Street Name
Theft	May 5	2300-2399	Tannehill
Theft	May 7	6300-6399	Pineshade
Theft	May 10	6400-6499	Groveswood
Theft	May 10	2500-2599	Droxford
Theft	May 10	6200-6299	Abington
Theft	May 10	6200-6299	Queenswood
Robbery	May 13	6200-6299	Cindy
Burglary	May 26	1500-1599	T C Jester
Burglary	May 29	2400-2499	Haverhill
Theft	June 6	6700-6799	Cindy



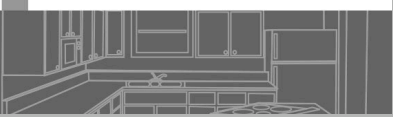
*Disclaimer: Data was sourced from HPD reported crime data. Where data has not yet been made available (typical two month delay), attempts have been made to collect potentially applicable data from other sources. Data may be subject to change once HPD crime data has been published.*

**G**  
 Greymark  
 Construction  
 Company  
 Design+Build/Remodel

2211 Norfolk #626  
 Houston, Texas 77098  
 713.722.7226 tel  
 713.722.9269 fax  
 832.788.0086 mobile  
 sandra@greymarkconstruction.com  
 greymarkconstruction.com

**PLANTATION SHUTTER SALE**  
**Summers Shutters**  
 Free Clear View and Frames  
 Poly and Wood Shutters  
 Limited Lifetime Warranty  
**\$18**  
 Sq. ft.  
**281-290-8877**  
 Ron & Stacey Summers  
 Serving Greater Houston Since 1999

**Sandra Crook**  
 Design Consultant





# Michelle Ray

PROPERTIES



Get award-winning service from a Keller Williams Top Producing Professional. Call today for a complimentary consultation with no obligation!

You can expect:

- A Complimentary Comparative Market Analysis
- Professional Pictures
- On-Site and Virtual Staging Services
- Online Marketing

Michelle is a Timbergrove resident, active in the community, proud supporter of the Timbergrove Sports Association, Jaycee Park, Garden Oaks Montessori PTO, Dress for Success - Houston and the Women's Council of REALTORS - Houston.

Michelle Treviño Ray

Associate Broker -CNE, ABR, ASP, SFR  
KW, The Metropolitan Luxury Division Member

832.715.5819 Cell | Hablo Español  
Michelle@MichelleRayProperties.com

MichelleRayProperties.com

MichelleRayHomes.com

Texas Monthly 2013-16 Five Star Professional



Home Décor &  
Furniture Outlet

Bring in this ad in to  
receive 10% off your  
next purchase.

Limited to one transaction per customer.  
Discount cannot be combined with any other  
promotions  
Expires 9/1/17

Model Home Furniture and Showroom Clearance Outlet Store



Choose from hundreds of different pieces  
of furniture, art and accessories in our  
9,000 sq ft showroom

Inventory pricing up to 70% off retail  
everyday.

Group Discount Program Available!

Open Wednesday - Saturday 9 am- 5 pm

9200 Hempstead Road Suite 150

Houston, TX 77008

713-725-2405

Follow us on



# Super Neighborhood Council-14 News

by Darlene Wayt, TMCC SN 14 Liaison

## Texas State Legislature HB 62

Texting and speeding on Ella Blvd. in front of Sinclair has long been a concern of the SNC-14. Governor Abbott's signing of HB 62 on June 6 was welcome news. Texas has finally made texting while driving illegal statewide, joining 46 other states that have banned this most dangerous form of distracted driving. The new law goes into effect September 1. Those interested to learn more may visit <http://www.legis.state.tx.us/billlookup/text.aspx?LegSess=85R&Bill=HB62> for the exact wording of the new law, which takes into consideration hands-free devices and voice-operated technology. Read the law to see the new changes for yourselves.

## A Change on the Executive Council

Greg Gilbert, our neighbor in Holly Park, was nominated and unanimously elected to be the President of SNC-14 at the June meeting. Greg is the point person for the City Traffic Study of Holly Park and Timbergrove, the ultimate goal of which is to eliminate speeding and increase safety for all of us. **Thank you, Greg, for stepping up to head the SNC-14.**

Chris Ochterbeck, former SNC-14 President, was the TMCC's webmaster for a number of years, creating a state-of-the-art TMCC website. Chris was instrumental in bringing a private

security program to Timbergrove. While SNC-14 President, Chris worked with Greg to get the Holly Park/Timbergrove Traffic Study started. Chris successfully got the City to install limited parking signs around Jaycee Park, optimizing access to the park for park users rather than employee shift parking for a private company. These are just a few of Chris's accomplishments. Chris has moved to a neighborhood outside the SNC-14 boundary. Good luck to Chris and his wife, Paige, and **thank you, Chris, for all you have done for our neighborhoods!**

## The June Meeting

At the June meeting, HPD Officer Rene Ledesma reviewed SNC-14 area crime stats. All categories were down except for Burglaries from Motor Vehicles (BMVs). The Heights Storefront officers are currently located at 802 Westheimer. A storefront location in the Heights area is still not settled. Contact Officer Ledesma at [Rene.Ledesma@HoustonPolice.org](mailto:Rene.Ledesma@HoustonPolice.org) or 832-658-3829. Ongoing issues include odors still coming from the Bryce Chemical Feed Station. Please use 311 to report odors. Besides the Holly Park / Timbergrove Traffic Study, an 11<sup>th</sup> Street Traffic Study has been requested of COH Public Works and traffic issues on Ella in front of Sinclair are of ongoing concern.



## All Meetings and the Future of SNC-14

All SNC-14 meetings are open to the public. In addition to HPD officers, a COH Department of Neighborhoods (DON) representative attends the meetings, offering a good opportunity to voice concerns and ask questions directly of HPD and the City. Visit [www.snc-14.org](http://www.snc-14.org) for info. **The next SNC-14 meeting is Wednesday, August 9, from 6:15 – 7:45 p.m. in the Meeting Room at Heights Library, 1302 Heights Blvd.** Frequency of meetings will be among the agenda topics.

## Yard of the Month

To win Yard of the Month you must be a current dues-paying TMCC member and cannot have won a YOTM award within the past year. **Congratulations to the following neighbors for their attractive, well-groomed yards!**

### May

6711 Cindy – Darren Barlow  
6222 Linton – Emily Elliott  
6326 Wister – Kendall & Jordan Smashey  
2530 Willowby – Conrad Feritta & Gary Barnes

### June

6615 Kury – Holly & Erich Rosenow  
6146 Queenswood – Lonny & Andrew Hoffman  
6315 Lindyann – Karen Howard  
2218 Tannehill – Dennis Wessels & Roy Hankins



NEW CLIENTS  
RECEIVE  
10% OFF  
FIRST VISIT

**LAURA V. JENNETT**  
Attorney At Law

713-880-8105 PHONE  
713-893-6105 FAX  
[lvjennett@comcast.net](mailto:lvjennett@comcast.net)

Member: National Academy of Elder Law Attorneys  
Board Certified: Texas Board of Legal Certification  
Estate Planning and Probate Law

713.682.6351 ♦ 2120 West 34th Street  
[OAKFORESTVET.COM](http://OAKFORESTVET.COM)

## Special Feature for Timbergrove readers by Pamela Efferson Properties

### LIST with a Leader

Pamela Efferson

PAMELA EFFERSON

PROPERTIES

kw metropolitan  
KELLER WILLIAMS REALTY

(713) 822-8555

Pamela@SellingHomesInHouston.com  
www.SellingHomesInHouston.com



Download  
this FREE app  
and search for all  
active listings



*specializing in*

• Timbergrove • Lazybrook • Garden Oaks • Oak Forest  
and many other inner loop neighborhoods

### Real Estate Corner...

**Q. I just took my home off the market because it didn't sell. What can I do now to try to sell it again?**

**A. The biggest things to consider are the home's price and its condition.**

You may have set the price too high, keeping buyers and real estate agents away. If you lowered your price in increments, it may have been too late since it was already viewed as an "overpriced" home. Also, look at your home's condition from a buyer's perspective. Is there more you can do to make it stand out from other homes for sale?

It may be time to hire not just a REALTOR®, but a Home Marketing Expert. This is an agent who understands your needs and can use their expertise to re-evaluate the price plus share easy ways to make your home appear more attractive to buyers.

To learn more about how to sell your home quickly using proven marketing strategies call me I am always happy to assist a neighbor.

### Quarterly Maintenance Checklist For Your Home

Keeping your home in tip-top shape requires regular maintenance. Keep this list handy for tasks that should be done every three months. Next month I will feature some seasonal tips. (Save these lists!)

Test smoke and carbon dioxide detectors. If the alarm doesn't sound, change the batteries.

Let water run in unused sinks and flush unused toilets. This helps flush out built-up grime.

Clean out gutters. Removing leaves and other blockages keeps build-up from molding and allows water run-off to flow properly.

Check water softener. Add salt if necessary.

Trim trees and bushes. Keep hanging branches clear from house walls, the roof, and the air conditioner.

Do you have a real estate question you want answered? Feel free to call me at 713-822-8555.

### Thank You! Thank You! Thank You!

Thanks to all of my clients and friends who support my practice and graciously referred me to your friends and neighbors! Rather than pester people with unwanted calls and visits, I build my business based on the positive comments and referrals from people just like you. I couldn't do it without you!

Don't take my word for it why not check out my client experience rating on [www.HAR.com/Efferson](http://www.HAR.com/Efferson).

**Pamela has been a proud Timbergrove resident and supporter since 1995.**



# Timbergrove Manor Civic Club Leadership

## OFFICERS AND DIRECTORS

President	Bill Morfey	832-651-0112	president@timbergrove.org
VP	Leslie Hillendahl	281-236-6345	vp@timbergrove.org
Secretary	Peter Davies	713-861-1550	secretary@timbergrove.org
Treasurer	Sandra Crook		treasurer@timbergrove.org
Director	Kirk Guy		directorkguy@timbergrove.org
Director	Darlene Wayt	713-385-4465	directordwayt@timbergrove.org
Director	Lorraine Cherry	713-869-4445	directorlcherry@timbergrove.org
Director	Carrie Brawley	832-878-1689	directorcbrawley@timbergrove.org
Director	Jamie Hay	713-882-2032	directorjhay@timbergrove.org

## CHAIRPERSONS - TMCC COMMITTEES

Activities	Tim Louque		activities@timbergrove.org
Beautification	Leslie Hillendahl	281-236-6345	beautification@timbergrove.org
Block Captains	Carolyn Bryant	281-723-9810	blockcaptains@timbergrove.org
Deed Restrictions Enforcement	Traci Riley	832-303-2688	deedrestrictions@timbergrove.org
Design Review	Dana Whitney		drc@timbergrove.org
Environmental Affairs	Lorraine Cherry	713-869-4445	environmentalaffairs@timbergrove.org
Friends of Jaycee Park	T. Riley/ H. Sharp	832-303-2688	deedrestrictions@timbergrove.org
Membership	Tim Louque Gary Nordstrom		membership@timbergrove.org
Security	Dale Dugas	713-864-6719	security@timbergrove.org
Timbergram	Jennifer Vickers	713-240-9671	timbergram@timbergrove.org
Timbergreeters	Carolyn Bryant	281-723-9810	timbergreeters@timbergrove.org
Web Site			webmaster@timbergrove.org
Yard of the Month	Leslie Hillendahl	281-236-6345	yardofmonth@timbergrove.org

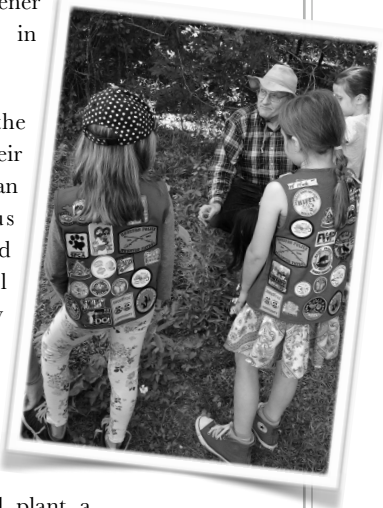
**SEALS PRIVATE SECURITY HOTLINE: (832) 956-1966**

## Update on West 11th Street Park

by Jennifer Vickers, Friends of West 11th Street Park

Visitors of all ages come to West 11th Street Park for a hands-on look at indigenous flora and fauna. But in May, a very special group of visitors from one of our local Daisy Scout Troops joined WESP board member and Master Gardener Wally Ward in the Park.

Ward led the troop and their parents on an adventurous and educational journey through the park. About a dozen troop members helped Ward plant a new bed of Indian Blanket in the park. They also toured the trails in the more than 20-acre habitat learning about some of the fascinating creatures that call the park home, such as the Hercules Club Tree and unique species of migratory birds and the new summer fauna.



According to Ward, the troop absolutely fell in love with the park, and practically had to be dragged off at the end of the day! Nancy Zey, Troop Leader and Timbergrove resident said she had never been to the park before, but would definitely be back.

Not only did the Troop work hard to help with the new wildflower additions in the park, but generously donated a box of dog-waste bags — a much needed resource Friends of West 11th Street Park provide to visitors.

Make your plans to visit West 11th Street Park this summer. You can see the flowers planted by the Daisy Troop just coming into bloom and enjoy a custom tour via the Park's award-winning, self-guided Wireless Wilderness cell phone tour. (Just look for the signs.) We'll see you in the park!

## Solid Waste Collection Schedule

### Tree Waste:

Wednesday, July 19  
Wednesday, September 20

### Junk Waste/Heavy Trash:

Wednesday, August 16  
Wednesday, October 18

### Recycling - every other week:

Thursday, July 13  
Thursday, July 27  
Thursday, August 10  
Thursday, August 24

**Please Note:** Trash and lawn waste are collected each week on Thursdays.



# GREENWOOD KING P R O P E R T I E S

*a place to find your home*

## ALEXANDRA BERRY

Top Producer 2015

*A Timbergrove resident since 2012*

*A Greenwood King Timbergrove expert*

*Sinclair family since 2013*

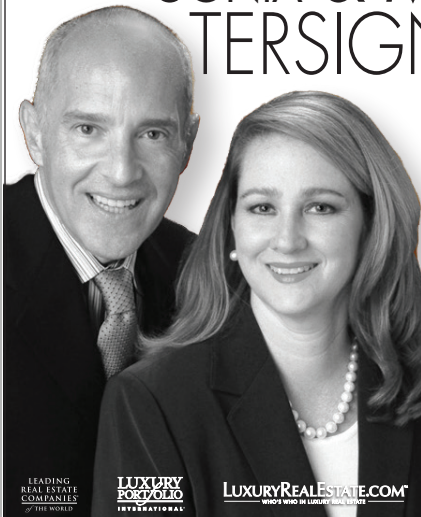
*Active Sinclair PTO member*

713.480.2213 / alexberry@greenwoodking.com  
1801 Heights Blvd. Houston, Texas 77008

Proud Timbergrove residents  
with more than 50 years of  
combined experience  
selling in the area.

A TEAM  
THAT  
DELIVERS

SONIA & MIKE  
TERSIGNE RESULTS



713.385.4737  
smt@johndaugherty.com  
Se habla español

  
**JOHN  
DAUGHERTY  
REALTORS**  
Established 1967  
JOHNDAGHERTY.COM

LEADING  
REAL ESTATE  
COMPANIES  
OF THE WORLD

LUXURY  
PORTFOLIO  
INTERNATIONAL

LUXURYREALSTATE.COM  
WHO'S WHO IN LUXURY REAL ESTATE

FRANCHISE  
LUXURY  
REAL ESTATE

MAYFAIR  
office.co.uk



## Neighborhood Expert

 kw | metropolitan  
KELLER WILLIAMS REALTY  
MrTimbergrove.com  
**ALLEN FRIEZE**  
832.419.9969

 R MLS