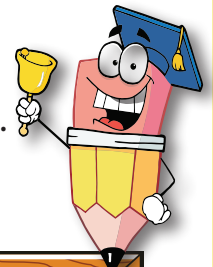


## The Wheels on the Bus Say "School is In!"



School has started, so let's keep your students safe. Be mindful and obey school zone signs. Watch your speed. Do not use phones while driving through school zones. Stop when the bus Stops. Flashing lights are a clue.

Does your student need a tutor or a bit of help with a specific subject?  
If so, below are a few helpful resources.

- Children's Learning Institute (CLI) works to improve early development education for students ages 0 – 6. You can access free tools @ <https://cliengage.org/static/>
- Khan Academy offers free exercises, instructional videos, and a personalized learning dashboard that help students study and learn at their own pace. Subjects include: math, science, computer programming, history, art history, economics, and

more. Free resources @ <https://www.khanacademy.org>

- Houston Public Library offers Live Homework help 24/7. Chat directly with a staff member or an online tutor @ <https://www.brainfuse.com/highEd/liveTutoring.asp>
- SAT and ACT Prep - Get extra help for the PSAT and SAT exams at the KHAN ACADEMY PSAT/SAT prep. Registration is free.

### Pool Update

We apologize for the inconvenience, but there were unforeseen issues with the pool's pump motor, which required a temporary closed. After working to get a warranty replacement, a new pump was installed, however, bringing the water chemistry back to a safe swimming condition took longer than expected. The good news is it's all clear.

With the start of school, the pool is open weekends only from now through Labor Day, Monday, Sep. 2nd. The pool closes for the season on Tues, Sep. 3rd. Thanks for your patience.

### Be Safe

It is the responsibility of all of us to keep our community safe and secure. If you see trespassing or other suspicious activity, including vandalism of property, please contact the Harris County or Fort Bend County Sheriff's Office.

### Upcoming HOA Meeting

The Semi-Annual Homeowners Association meeting will be held **Tuesday, October 22nd at 7:30 pm** at the Mission Bend Club House, located at 6945 Addicks Clodine Rd. During the meeting an election of officers will occur. It is important to attend either in person or by proxy to allow the election to move forward. An attendance of 144 either in person or by proxy is required.

If you are interested in being a board member, please submit a short bio to [information@missionbendhoa.gmbac.com](mailto:information@missionbendhoa.gmbac.com). Bio must be received no later than Sep 30th.

### Volunteers

Seeking Volunteers to help with the community newsletter and keeping our website current. Interested? Contact Us.



The Greater Mission Bend Area Council (GMBAC) continues to focus on community initiatives to bring us together. The GMBAC plans to host a community forum with all the Mission Bend HOA Boards of Directors and their respective Property Management companies. It's an opportunity for Board Members to ask questions of their respective County Representatives and elected officials. The GMBAC will provide an update once the event is confirmed.

Also, the GMBAC's Mission Bend Annual Plant Swap is upcoming in October so get those plants, seedlings, seeds, pots, and all other garden accessories ready to swap. No money changes hands. Only the gift to barter your goods with your neighbor. **The date is not yet set**, but until then here's info to help plan your attendance.



### The Mission Bend Plant Swap

is scheduled:

- When:** October 2024
- Day:** TBD
- Where:** George Bush Park, 16756 Westheimer Rd.
- Time:** 9:00 – 12:00 pm



Check out the GMBAC website at [www.gmbac.com](http://www.gmbac.com).



### REMINDER

Texas Pride will only pick up trash for residents in good standing. You **must** have your sticker on the Bin and it must be current. If you do not have a current sticker, please contact Texas Pride immediately to mitigate any issues with trash pickup. Also remember to bundle any tree limbs/branches before placing them for pickup.

## The Texas Power Grid

As we kick off August- typically the hottest month of the year and the beginning of peak hurricane season—the strength of the state power grid infrastructure are top of mind for many Texans.

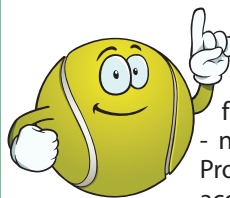


High temperatures, rapid population growth and an influx new companies in the state continue to squeeze Texas' power grid.

This August, there is a 12% chance of rotating power outages on nights with little wind, according to the Electric Reliability Council, which operates the power grid for 90% of the state. It is expected demand for energy may nearly double in the next few years. Last summer, demand on the grid reached a record of 85,508 megawatts—and was recorded as Texas' hottest year on record, and some portions of the state have already experienced temperatures over 100 degrees this year.

During summer, the strain on the power grid is typically highest from 8-9 p.m., when more people are using electricity and less solar power is available. If wind power production is also low, ERCOT may ask Texans to reduce their energy use. The grid operator called for energy conservation 11 times last summer.

Eighty-four percent of Texas voters expect they will be asked to conserve power this summer, while 63% expect temporary power outages.



### Tennis Court Keys

To access the Tennis Courts, maintenance fees must be current and proof of residency - name and address - is required. Contact Property Masters at 281-556-5111 for the access code.

### PLEASE RECYCLE

Do not throw beer cans, soda cans, glass bottles, milk containers out with your Trash. Use the small rectangular blue container or one you purchased. You pay for this service as part of your **Recycle pick-up!** Use the blue bin for recyclables only.



## Recipe Corner

# Mason Jar Key Lime Sundae Trifle

- 1 Key Lime Pie thawed
- 1 bag Key Limes
- 14 oz condensed milk
- 2/3 cup key lime juice
- Zest of 2-3 key limes
- 1 sleeve graham crackers
- 3 Tbs butter melted
- Whipped topping garnish



### Directions

1. In a small pot, combine condensed milk, 2/3 cup key lime juice, and zest
2. Stir over low heat and allow to bubble for 1-2 minutes, stirring constantly
3. Set aside
4. In a large bowl, crush graham cracker crumbs and stir in melted butter
5. Using small mason jars, fill bottom with a layer of graham cracker crumbs, followed by a few spoonfuls of Key Lime Pie (*just the filling*)
6. Top with a layer of whipped topping, additional graham cracker crumbs and key lime syrup

## Architectural Control Committee

Any external changes to your residence or lot requires submission of a Home Improvement Request Form at least **ONE MONTH** prior to the date you plan to commence the work. **Work must not begin until you have been given approval by the ACC.** The MBHOA is diligent in trying to maintain standards in the subdivision.

so that property values are maintained. To obtain a Home Improvement Request Form from the **ACC**, please contact Property Masters at 281-556-5111 or visit our website: [www.missionbendhoa.gmbac.com](http://www.missionbendhoa.gmbac.com) and go to the Residents page.



## Report Your Outage

The Public Utility Commission of Texas (PUCT) is asking Houston-area customers to share their experiences with power outages during the May 2024 derecho and Hurricane Beryl. Nearly one million Texans lost power in May 2024 following the wind storm. And last month, over 2 million people were without power after Hurricane Beryl hit and left many without power for days. The PUCT said they are investigating the preparedness and response to extreme weather events by utilities in the Houston area, at the direction of Gov. Greg Abbott.

They must submit their findings with recommendations by December 1, 2024. If you would like to assist the PUCT with their findings complete the questionnaire <https://forms.office.com/pages/responsepage.aspx?id=wJbeBp-BXFk22gzfEZ49h5XdkJiEG79MscFxC8yeJ7xUNFk5OTEzUTVYMVZiOTkQRkkwUVNCQIZJQI4u>

## Deed Restriction Violations and Yard Upkeep

It is the responsibility of each homeowner to maintain and upkeep their property. Lawn maintenance, trimming / pruning bushes, hedges, ornamental trees, and flower beds free of weeds and dead flowers, broken garage door, hanging gutters, rotted wood visible from the street, etc. If you rent your home, ensure your renters are aware of their responsibilities as well. A well-kempt neighborhood helps maintain property values.

### • Privacy Fence Replacement

If your privacy fence needs replacing due to hurricane Beryl or old age, collaborate with your neighbor(s) to discuss sharing the expense. Although it's common courtesy for homeowners to share the expense, it is not a requirement nor is there anything the HOA Board can do should a neighbor refuse. Those expenses and decisions are between homeowners.

### • Tree Trimming

With the recent hurricane and the resulting number of damaged trees, it is important to remove dead branches and prune large trees to prevent damage to your home or your neighbor's home during future storms. If there are dead limbs hanging over your roof or fence, consider getting the tree(s) properly cleaned up. If limbs are near power lines, then contact Centerpoint Energy at <https://www.centerpointenergy.com/en-us/Safety/Pages/Tree-Trimming-Removal.aspx?sa=ho&au=res> or call 713.207.2222.

### • Vehicle Violations

Commercial vehicles or vehicles purposed for commercial use, mobile homes, recreational vehicles, boats, trailers, etc. must be properly stored in your garage. Disabled vehicles of any type with flat tires, on blocks, parked on street with expired registration are also deed restriction violations.

### • Report Deed Restriction Violations

Help maintain our neighborhood. Report deed restriction violations in confidence. Go to our website [www.missionbendhoa.gmbac.com](http://www.missionbendhoa.gmbac.com) on the Residents page.

## Who Do I Call?

<b>Ft. Bend &amp; Harris County Emergency</b> .....	<b>911</b>
<b>Ft. Bend Sheriff's Non-Emergency</b> .....	<b>281-341-4665</b>
Community Volunteer Fire Dept.....	281-498-8806
Harris Co. Commissioner Briones.....	713-755-6444
Ft. Bend Co. Commissioner McCoy .....	281-980-2235
Harris County Sheriff .....	713-221-6000
Fort Bend Sheriff.....	281-342-6116
Si Environmental (water repairs & billing) .....	832-490-1600
Animal Control Harris County.....	281-999-3191
Animal Control Fort Bend County.....	281-342-1512
Mayor's Anti-Gang Office .....	713-247-1576
Texas Pride (Trash Pick-Up) .....	281-342-8178
MBHOA Clubhouse Rental .....	281-879-0892

## MBHOA Clubhouse Rentals

**To Reserve:** Call **281.879.0892** Leave a Message with Date & Time desired; your name & phone number; Calls are returned once or twice a week, so **PLAN AHEAD.**

### Who can Rent:

- 1) Adult residents of our MBHOA
- 2) An Adult Chaperon is required for ALL youth functions.

**Rental Fee:** \$325 with \$200 damage deposit, paid in advance.

**Payment:** Cashiers' Check or Money Order.

**Damage Deposit:** Refunded if the clubhouse is properly cleaned and there is no damage to the property.

**NOTE:** The MB Pool is not included in the Clubhouse rental.

## Need Help?

If you need help maintaining your lawn or with outdoor chores, the following are available to do work at reasonable rates:

**Aron Pond: 281-568-1909**

**Kimmi Cannon: 832-512-3456**  
(Landscaping Only, no lawn care)

## MBHOA Officers

<u>TITLE</u>	<u>NAME</u>	<u>PHONE</u>
President.....	Michilla Cade.....	281-804-6953
Vice President .....	Lynn Alwine .....	281-933-3741
Operations Manager .....	Lynn Alwine .....	281-933-3741
Treasurer .....	Jon Lee .....	281-221-5240
Parliamentarian.....	Renee Perez .....	713-772-1115 <i>Habla Espanol</i>
Secretary .....	Open	

## Property Masters

(281) 556-5111  
11281 Richmond, Suite J-110  
Houston, TX 77082

## MBHOA Committee Chair Positions

Publicity Chair..... Volunteer needed

## Next Newsletter

The next newsletter will be published in October. To place ad or article, please call or send an email to Michilla Cade; mcade@gmbac.com by September 6th.



## RICHARD ELKOWITZ

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richardelkowitz@westsiderealtors.com



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