



# DEERFIELD VILLAGE *News*

November 2021

The Voice of The Community • Dedicated To The Residents of Deerfield Village

## DEERFIELD VILLAGE COMMUNITY ASSOCIATION, INC.

4045 Deerfield Village Drive Office: 281-463-2624 Fax: 281-463-7679

Email: [dvmgr@deerfieldvillageonline.com](mailto:dvmgr@deerfieldvillageonline.com) [www.deerfieldvillageonline.com](http://www.deerfieldvillageonline.com)

The Office Hours are: Monday thru Friday: 9:30 – 1:30

ANY EMERGENCY, Police, Ambulance.....911 • S.E.A.L. Neighborhood Patrol.....832-408-0200

## President's Report

Greetings Deerfield Residents,

I'm sure everyone has noticed we officially started the Fence project at the beginning of the month. They completed Clay and a section of Barker Cypress with the first batch of materials that arrived. Additionally, they have started adding brick columns and wrought iron at each of the entrances, which will include a Deerfield Village plaque on each side. Once the rest of the materials arrive, things will go very quick. Currently we hope to have the rest of the materials at the end of January, or first of February 2022. I have sent letters to the Trex distributor, hoping to be the squeaky wheel, and expedite our order. Unfortunately supply chain and manufacturing time continues to delay our order. If you are on the perimeter, you should have received a note that they are performing trimming for trees that stick out to clear the eight-foot fence and caps. If you have any questions or concerns, please give Cat in the office a call.

**Pipeline construction update** – They are moving slowly but surely. The last week of October they are putting in the light poles back up, minus one that is broken, and there should be light again by the first week of November, possibly sooner. I understand sidewalks will be poured starting November 8th. Grass seed will not be placed until December, with sod being planted near the streets. Windsong will be repaired permanently over the Thanksgiving break when kids are out of school. They are anticipating all the major work to be completed before Christmas, 3rd week of December. Fingers crossed.

The Annual Bazaar is November 5th and 6th at the Recreation Center facility. This is a great event to support your neighbors and friends in the surrounding community, and it will put you in the holiday spirit!

I'm happy to announce that Deerfield will now have a Cub Scout Pack, which will work with our existing Boy Scout Troop 120. A little trivia, Deerfield Troop 120 was founded in 1986, and has been supported by the HOA and Deerfield parents for 35 years. Over 120 Eagle

Scouts during that time has come out of Deerfield, with the first Eagle Scout in 1992.

A reminder that the 2021 Special Assessment of \$85 has been mailed out and is due December 1st. If needed, a payment plan is available. In addition, the 2022 Assessment will be mailed out by November 1st and is due on January 1st and late after January 31, 2022.

The next Board meeting is on 11/22 at 7PM in the Clubhouse, and all residents are invited to attend. There is no December Board meeting. Masks are required when visiting the office.

I wish you and your family a great Thanksgiving!

Take care,

Eric

*Happy Thanksgiving!*



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# Important Information

## DEERFIELD HELPFUL NUMBERS

**DVCA Office** ..... **281-463-2624**  
Email..... [dvmgr@deerfieldvillageonline.com](mailto:dvmgr@deerfieldvillageonline.com)  
**SEAL Neighborhood Patrol** ..... 832-408-0200  
Deerfield Pet Hot Line ..... 713-818-5799

## GOVERNMENT

County Clerk's Office 16715 Clay Rd ..... 832-927-7230  
Justice of the Peace ..... 713-274-0800  
Harris Cty. Sheriff's Non-Emergency ..... 713-221-6000  
Fire & EMS Non-Emergency ..... 281-256-2266  
State Highway Public Information..... 713-802-5076  
Harris County Pct. 3 Commissioner's Office

**Must have address to Report:** ..... 281-463-6300  
Graffiti, Public Street Signs & Curb Repair and Road  
Damage (Except for Patio Homes)  
Bear Creek Library ..... 281-550-0885

## SCHOOLS

Cy-Fair School District Admin..... 281-897-4000  
Peggy Wilson Elementary (K-5) ..... 281-463-5941  
Watkins Jr. High (6-8) ..... 281-463-5850  
Cypress Lakes HS..... 281-856-3800

## UTILITY INFORMATION

Report Gas Leaks..... (CenterPoint) 713-659-2111  
CenterPoint (Electricity & Gas) ..... 713-207-7777  
Street Light Repair  
**Have 6 digit # from pole & address**..... 713-207-2222  
AT&T ..... 800-288-2020  
Trash Pick-up ..... 281-342-8178  
Water & Sewer Info. MUD #136 ..... 281-367-5511  
Illegal Dumping.....(Pollution Control) 713-920-2831  
Flooding (Harris Co Flood Control)..... 713-684-4000

## OTHER NUMBERS

Harris County Public Health & Environmental Services  
(HCPHES) Includes:  
Public Nuisance Report..... 713-274-6300  
Harris County Pets (Animal Control) ..... 281-999-3191  
Texas Wildlife Rehabilitation ..... 713-468-8972  
Metro Buses (Routes & Schedules) ..... 713-635-4000  
Alcoholics Anonymous (24 hours) ..... 713-686-6300  
Aid to Victims of Domestic Abuse ..... 713-224-9911  
Legal Advice & Info Battered Women  
Children ..... 713-528-2121  
Battered Women & Children..... 713-528-5785  
Crisis Hotline (Suicide Prevention)..... 713-228-1505  
Children's Protective Services (CPS) ..... 713-394-4000  
Poison Control (24 hours)..... 800-222-1222  
Rape Crisis (24 hours)..... 713-528-7273

## Welcome to Deerfield Village

If you are a new resident to Deerfield Village, please feel free to stop by the DVCA office, Monday through Friday, between the hours of 9:30 am and 1:30 pm to obtain a Welcome Packet. The packet contains information regarding our subdivision. If you wish to have access to the tennis courts and/or bathrooms, you will need to complete the Application for an Access Control Card, available in the DVCA office. Each household can have up to 2 cards at no charge. If you would like to become involved on one of our committees, a meeting schedule is located inside this newsletter. For inquires, you may contact the DVCA office at 281-463-2624 or email [dvmgr@deerfieldvillageonline.com](mailto:dvmgr@deerfieldvillageonline.com). Visit our website, [www.deerfieldvillageonline.com](http://www.deerfieldvillageonline.com) to learn more and see a complete list of our Deed Restrictions.

## Receive Emergency and Informational E-mails...

If you would like to be put on an e-mail list to receive emergency or last minute informational e-mails, please go to our website: [www.deerfieldvillageonline.com](http://www.deerfieldvillageonline.com) and Click on "Create a Resident Account." Then fill in the information requested.

## Keep Deerfield Bright at Night...

Please report Street Lights and Greenbelt Lights that are out to the DVCA Office; phone: 281-463-2624. It is necessary to provide the pole number and the location address of the pole that is being reported. Street Lights that are not on the Greenbelt and not in the Patio Home Section may be reported directly to Center-Point Energy at the following website:  
<https://www.centerpointenergy.com/en-us/residential/customer-service/electric-outage-center/report-streetlight-outages>

## Nothing but water should go down our storm drains

Do not dump chemicals down our storm drains, as they will make their way to the greenbelt ditch and be poisonous to our pets/animals drinking the water and/or children playing. Please make certain that the grass/yard clippings along curbs are bagged. In case of a heavy rain, these clippings will be swept into the sewer system and block the runoff water; which in turn will flood our streets.

## Residential Trash Reminders

Our waste collection vendor is Texas Pride and trash pick-up is on Tuesdays and Fridays, with recycling pick-up on Fridays. Please do not put your trash at the curb earlier than the night before collection day. If you experience a problem with your trash service, please call Texas Pride first, and then the office if you are unable to get results.

Submit articles, photos and ads to the DVCA office prior to the 18th of the month, or email:

**[dvmgr@deerfieldvillageonline.com](mailto:dvmgr@deerfieldvillageonline.com)**

*Please note the email has changed and add it to your contacts.*

# MUD 136 Report

By Neil Polansky, President

Our Harris County Municipal Utility District 136 monthly meeting was held in person in the Deerfield Village Recreation Center Thursday, October 14, 2021 @ 6pm.

The Board reviewed water and sanitary sewer operations during the previous month and heard presentations from consultants, received an update pertaining to the long term Asset Replacement and Assessment Plan, and discussed trash, recycling, and other services handled by the District.

At the meeting we unanimously approved a 2021 property tax rate of \$0.16 per \$100 of valuation, which is a slight decrease from the 2020 property tax rate of \$0.166 per \$100 of valuation. Current uncertified assessed value in HCMUD 136 is approximately \$242,000,000 (includes residential and commercial properties). Go to [www.hcmud136.org](http://www.hcmud136.org) for details.

Because of Harris County Appraisal District ([www.hcad.org](http://www.hcad.org)) increases in assessed property values in the District the average HCMUD 136 residential property owner tax bill will increase by approximately \$6.07 over last year. Funds collected via this increase will augment funds set aside for operations and capital improvements within the District, aimed primarily at effecting repairs and replacing aging infrastructure. Please note that HCMUD 136 has not increased its water and sewer rates for over a decade now, while the WHCRWA plans a rate hike of \$.25/1000 gallons effective January 1, 2022. WHCRWA ([www.whcrwa.com](http://www.whcrwa.com)) plans to keep increasing water rates every year until at least 2025.

HCMUD 136 has been involved in regular WHCRWA briefings on the 84" water line construction project bisecting Deerfield Village. They've assured us that final grading of the easement, hydromulching and new sidewalks should be in place by early November. Per WHCRWA there will be no more project-related total closures of Tarnbrook

We have encountered several issues with our website which our webmaster Adam Rodriguez is working hard to resolve. We've renewed our URL and are updating software with full restoration of the website completed by the time you read this.

Finally, I want to thank Eric Toureilles, the DVCA Board of Directors, and an army of tireless (and ingenious) volunteers for bringing the Deerfield Village fence replacement project to fruition. The new fence will maintain and possibly increase our property values and greatly reinforce our sense of civic pride in our wonderful community. It looks GREAT!!

Our next regular monthly meeting is scheduled for Thursday, November 11, 2021, at 6 P.M. Please visit our District website at [WWW.HCMUD136.ORG](http://WWW.HCMUD136.ORG) for the posted agenda and other District documents.

## WATER DISTRICT NOTICE OF PUBLIC HEARING ON TAX RATE

The HARRIS COUNTY M.U.D. #136 will hold a public hearing on a proposed tax rate for the tax year 2021 on October 14, 2021 at 6:00 p.m. at 4045 Deerfield Village Drive, Houston, TX 77084. Your individual taxes may increase at a greater or lesser rate, or even decrease, depending on the tax rate that is adopted and on the change in the taxable value of your property in relation to the change in taxable value of all other property. The change in the taxable value of your property in relation to the change in the taxable value of all other property determines the distribution of the tax burden among all property owners.

**FOR** the proposal: Neil Polansky, Barry Greer,  
Brent Phelps

**AGAINST** the proposal: Eric Worthington

**PRESENT** and not voting: None

**ABSENT:** Adam Rodriguez

The following table compares taxes on an average residence homestead in this taxing unit last year to taxes proposed on the average residence homestead this year.

	Last Year \$.16600/\$100 Adopted	This Year \$.16000/\$100 Proposed
Total tax rate (per \$100 of value)		
Difference in rates per \$100 of value		\$.00600/\$100
Percentage increase/decrease in rates (+/-)		-3.61%
Average appraised residence homestead value	\$236,791	\$249,463
General homestead exemptions available (excluding 65 years of age or older or disabled person's exemptions)	\$0	\$0
Average residence homestead taxable value	\$236,791	\$249,463
Tax on average residence homestead	\$393.07	\$399.14
Annual increase/decrease in taxes if		
proposed tax rate is adopted (+/-)		\$6.07
and percentage of increase (+/-)		1.54%

### NOTICE OF TAXPAYERS' RIGHT TO ELECTION TO REDUCE TAX RATE

If the district adopts a combined debt service, operation and maintenance, and contract tax rate that would result in the taxes on the average residence homestead increasing by more than eight percent, the qualified voters of the district by petition may require that an election be held to determine whether to reduce the operation and maintenance tax rate to the voter-approval tax rate under Section 49.23603, Water Code.

The 86th Texas Legislature modified the manner in which the voter-approval tax rate is calculated to limit the rate of growth of property taxes in the state.

Bob Leared Interests 713-932-9011



# Financial Services Committee

Meetings are generally on the 3<sup>rd</sup> Tuesday of the month at 7:00 PM to review the financial status of our community. The next scheduled meeting is planned for **November 16, 2021**.

Financial status as of **September 30, 2021**:

YTD expenses	\$557,822
YTD budget	\$593,171

Under/(Over) budget	\$ 35,349
Annual Operating Budget	\$763,174

The YTD assessment collection rate is 98.0%. This collection rate is 0.8% better than the comparable rate a year ago, and is 0.1% better than the same-date average for 2017 thru 2019.

**Please prepare and plan for our 2022 assessment invoices coming soon!**

**The 2022 HOA invoices will be mailed out by November 1st of this year, and you should have already cleared up any previous 2021 outstanding balances. If not, please contact the office to get current or make a payment.**

If you don't receive your invoice, please contact Cheryl Beisert at Consolidated Management Services, 281-296-9775, to request a copy. **2022 Payment will be due by 1/01/2022. Payments received after 1/31/2022 are subject to a \$100.00 late fee!**

**Payment plans are available** if you anticipate difficulty paying your assessment all in one lump sum. Contact Catherine at the Deerfield office, 281-463-2624, for details and to set up an appointment and contract. Payment plans can be set up to cover any remaining balances due for 2021 or prior years in addition to the 2022 assessment. If you have an outstanding balance, please make arrangements to pay it off as soon as possible!

**Reminder: HOA fees (assessment invoices) are NEVER a component of a mortgage escrow. Payment will not be made by your mortgage company and therefore is the responsibility of the homeowner to pay.**

**Assessments coming due:**

**2021 Special Assessment invoices (\$85.00 per residence) were mailed on October 18, with a due date of December 1, 2021. Checks should be mailed to the Deerfield office or dropped off there. If you haven't received your invoice, please check with the office and we will provide a duplicate.**

**The 2022 Assessment invoices are scheduled to be mailed by November 1<sup>st</sup> of this year and will be due by January 1, 2022. Payments received after 1/31/2022 are subject to a \$100.00 late fee.**

2022 assessment rates are \$835.00 and \$915.00 for patio home section. This is an increase of \$120 over the 2021 regular assessment rates, and here is

how the additional money will be used in 2022:

Operating budget cost increases .....	\$ 30
Ongoing fence costs (not construction) .....	80
Partly repay reserves used to build fence ..	10
Total .....	<u>\$ 120</u>

**VERY IMPORTANT: If you have any 2021 or previous outstanding balances, please clear them up by November 1st. You can contact the office to get your current balance or make a payment.**

Payment plans are available if you anticipate difficulty paying your assessment all in one lump sum. Contact Catherine at the Deerfield office, 281-463-2624, for details and to set up an appointment and contract. Payment plans can be set up to cover any remaining balances due for 2021 or prior years in addition to the 2022 assessment. If you have an outstanding balance, please plan to make arrangements to pay it off as soon as possible!

**Reminder: HOA fees (assessment invoices) are NEVER a component of a mortgage escrow. Payment will not be made by your mortgage company and therefore is the responsibility of the homeowner to pay.**

*Continued ..* 

## Landscape Committee

Last month we replaced approximately 1200 square feet of sidewalk along the greenbelt to eliminate tripping hazards. That's the good news. The bad news--a section off of Heaton Drive was vandalized by "graffiti artists" who wrote names, initials and inappropriate words on the wet concrete. The contractors attempted to repair the section but there is still a hint of the damage.

Be aware that tampering with someone else's property is against the law. Even childish vandalism such as what was done to our sidewalk can lead to serious penalties. Under Texas law, many forms of vandalism are categorized as criminal mischief. Criminal mischief is a broadly defined crime that punishes willful behavior aimed at destroying, altering or defacing property belonging to another.

Note that this is "our" sidewalk, the homeowners of the subdivision are the ones who end up paying to repair property that is vandalized. If you spot anyone in the act of vandalizing subdivision property, report it to SEAL immediately.

It's that time of year when our trees start dropping leaves. Know that you are responsible for cleanup of leaves and disposal of leaves from your property--whether the leaves come from your trees or those on an adjoining property.

Our committee meets the second Monday of the month. Our final meeting for this year will be November 8 at 7:00 p.m. in the small conference room at the Rec Center.



# Financial Services Committee cont'd

## Perimeter Fence Financing

Below is a summary of costs for the construction of the fence and for the ongoing yearly costs once it is complete.

<b>Construction:</b>	
<b>Funds:</b>	
AAB Loan	\$ 800,000
From DVCA Reserves	209,266
Special Assessment	89,000
Cash	46,935
<b>Subtotal Funds</b>	<b>1,145,201</b>
<b>Less costs:</b>	
Contract Cost	1,086,329
Engineering, Legal, etc.	46,935
Easements (acq. & filing)	5,500
First Year Insurance	5,200
Special Assess. Mailing	614
<b>Subtotal Costs</b>	<b>1,144,578</b>
<b>Surplus / (Deficit)</b>	<b>\$ 623</b>

<b>Annual Costs:</b>	
<b>Funds:</b>	
\$80/Res @ 99%	\$ 84,000
<b>Less Expenses:</b>	
Debt Service	69,813
Insurance	5,200
Maintenance Reserve	5,000
<b>Subtotal Expenses</b>	<b>80,013</b>
<b>Surplus / (Deficit)</b>	<b>\$ 3,987</b>

### Notes:

1. All of the above figures are based on best information available as of 8/24/21 but are subject to change. Amounts stated to the nearest \$1 are believed to be precise; items rounded to \$1,000's are estimates.
2. "Construction Costs" are stand-alone costs. Whether they are all incurred in a single year (doubtful) or two succeeding years, they do not depend on any of the operating funds of those years.
3. "Annual Costs" are year by year, not part of Deerfield's normal operating costs. Costs shown here assume a completed fence and monthly payments on an \$800K loan at 3.75%. Insurance is an estimate and there will probably be inflation increases over time.

## Security Committee

We continue the trend of things remaining calm from a security standpoint so hopefully we are back to normal. Please continue being vigilant as you observe things happening in the neighborhood and communicate anything that seems unusual to SEAL so they can check it out. Your focus makes a difference and helps keep Deerfield safe.

The president of DVCA attended the MUD136 September 9th Board Meeting and requested that the MUD assist Deerfield by providing funds for the north playground, the diving board update, security enhancements and other rec center improvements. He did not ask for a decision that night, but for the MUD to consider the request. Let's hope the MUD decides they can help Deerfield out.

The Security Committee meets the 1st Tuesday of the month. Our next meeting will be on November 2nd at 7PM in the Annex. As do most committees, our plan is to take December off, but we will meet if there is a spike of incidents. We will start the new year on January 4th, 2022.

## Security Stats September 2021

Alarm	2
Animal	0
Assistance	2
Burglary of Habitation	0
Burglary of Motor Vehicle	1
Calls to Hotline	0
Damage/Defacing of Property	1
Dispute	0
Disturbance/Noise	2
EMS / FD / PD	4
Information	6
Solicitors	2
Suspicious Activity	4
Suspicious Person(s)	8
Suspicious Vehicle(s)	11
Theft	1
Vacation Watches	25
Vehicle Collision	0

# APPLICATION FOR TRUSTEE- 2022

Please fill out this application and mail or return to:  
Deerfield Village Community Association, Inc.  
4045 Deerfield Village Drive  
Houston, TX 77084  
Office: 281-463-2624 Fax: 281-463-7679

NAME: \_\_\_\_\_ LENGTH OF RESIDENCY: \_\_\_\_\_

ADDRESS: \_\_\_\_\_

PHONE NUMBER: \_\_\_\_\_ EMAIL: \_\_\_\_\_

EXPERIENCE: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

COMMUNITY SERVICE: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

WHAT DO YOU HOPE TO ACCOMPLISH AS A BOARD MEMBER: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_ I have read the governing documents (Articles of Incorporation, By-Laws, Code of Ethics and Procedures of the Board and have a brief understanding of these documents and that we have Protective Covenants and what they are for.

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

## **Applications are now being accepted for 3 positions on the DVCA Board of Trustees**

Members are encouraged to apply by using the Application Form provided in this newsletter and submitting it to the Association Office.

### **Important Dates:**

Close of Nominations will be Monday, February 7<sup>th</sup>.

### **Posting of Nominations:**

Applications received by the February 7<sup>th</sup> deadline will be posted at the DVCA Office, in the March Newsletter and on the website at [www.deerfieldvillageonline.com](http://www.deerfieldvillageonline.com).

### **Election:**

Voting will occur Tuesday thru Friday, March 22 thru March 25, from 9:30am to 1:30pm; Thursday, March 24, from 6:00pm to 8:00pm, and Saturday March 26, from 10:00am to 2:00pm.

### **Annual Meeting of the Members:**

April 12<sup>th</sup> at 7:00pm to announce the election results.

### **Annual Board Meeting:**

April 12<sup>th</sup> -begins after the Annual Meeting of the Members then elected Trustees will be seated.

### **Position of Trustees:**

Only one resident in the same family may concurrently serve on the Board. The position of Trustee is for a period of three years. Trustees are responsible for the direction and management of the affairs and assets of the Association. In addition to attending monthly Board Meetings, each Trustee attends meetings of at least one Standing Committee as a non-voting representative to provide counsel regarding the Articles of Incorporation, By-Laws, as well as other matters. Therefore, Trustees need to be familiar with these documents and a complete set will be given to those submitting applications.

### **2022 Election Committee:**

John Murphy - Chair

Alan Vera - Vice Chair

Jason Nace - Member

Catherine Guiberteau - Administrator (no committee vote)

Deborah Plattsmier - Observer (no committee vote)



# Men's Group

**SERVICE PROJECTS:** This past month TMG held another successful Food Drive to benefit our local food pantry, Mesa Outreach. In addition, we completed some misc. carpentry and electrical jobs, trimmed some of the trees on the greenbelt, and worked on locations for benches along the pipeline ROW after the new water line was installed. Several benches were under trees that were removed, and new shady locations have been determined. We converted some of the lights in the bathrooms, and all of the lights in the 3 storage rooms to LEDs. We are currently working on refinishing and painting the 8 player's benches on the tennis courts, rebuilding the wooden enclosure for the greenbelt light controls at the north end, and upgrading the thermostat controls at the Rec Center.

**BACK AT IT** With cooler mornings we are resuming work on some of our bigger outdoor projects. First off is finishing the staining of all the benches and garbage cans in the patio homes and in the pool area. Once the new equipment is in at the Vanbury playground we will do some final touch up and add mulch.

**PANCAKE BREAKFAST** Sat. Nov. 13 8:30-10 am Come meet your neighbors for a FREE pancake breakfast. A "Meet and Greet" introduction to Deerfield will be held for new residents.

**COMMUNITY SERVICE** No matter what the weather TMG members have continued to deliver to their Meals on Wheels clients. TMG members also volunteer at Special Pals animal shelter and at hospitals, including the VA. Each month we have a Food Drive that benefits the local food pantry, Mesa Outreach. As of October, several members were back mentoring at schools and helping with the Boy Scouts.

**BOOK CLUB** The TMG Book Club meets monthly for an in-depth discussion of a selected book. From Oct. 24-27 several TMG members went on a canoe trip on the north end of the Brazos River. This was a partial retracement of the journey chronicled in the book "Goodbye to a River", which the Book Club read about a year ago. We also read a book about the Lewis and Clark expedition to the Pacific Ocean. Rest assured; the "old guys" have no fantasies about recreating that multiyear adventure.

**FOOD Drive-**This month the Food Drive will be held November 15-20th. Please drop off your non-perishable donations in the box outside the office. Thank you for your participation. See info elsewhere in the newsletter re the Mesa-Outreach fundraisers at the Houston Open Golf Tourney and the Sporting Clays Shooting Tourney on Nov.10.

The Men's Group (TMG) meets weekly on Thursdays at 9:00 AM at the Rec Center. Besides our projects for DFV, and the community at large, we mix in some fun and fellowship which includes a monthly book club. In the coming months we are looking forward to eating out a few times and taking a couple of "road trips." In the summer we visited the Lone Star Flight Museum at Ellington Field and have one or two more trips planned in the coming months. Each month we usually have an Astros watch party and enjoy a happy hour at Habaneros. If this sounds like fun, then come and join us.

Our Motto is simple:

"DO WHAT YOU CAN, WHEN YOU CAN"

# Deeds Committee

The Houston area is still experiencing high humidity so, please take the time to remove any **mold** and **mildew growth** from the exterior of your home. Please evaluate the trees in your yard for pruning or removal and remember when having a tree removed, have the stump ground and removed as well. We have noticed many Palms that at this point have not come back to bloom, therefore **they need to be removed**. Remember that a homeowner is liable if the dead palm or tree falls on a neighbor's property and causes damage.

Any low-hanging tree limbs over the street should be removed especially if the limbs are blocking a streetlight. Also, any tree or shrub needs to be trimmed so as not to obscure oncoming traffic or block the view of streetlights and/or stop signs.

Deeds reminds homeowners to submit an Architectural Approval form (AA) to the office PRIOR to starting any repair, improvement, or addition to the exterior of your home or property. The form can be found on the Deerfield Village website under Documents/Deeds Documents at <https://deerfieldvillageonline.com/deeds/> or contact the office for information. Deeds works hard to get your request forms approved as quickly as possible but always allow 3-10 days for processing (in some cases up to 30 days). An AA is required to be submitted to the office if you would like to place a dumpster, POD, or temporary storage unit in the driveway on your property.

Also, NO contractor signs are allowed in resident yards per the Protective Covenants.

The Protective Covenants also state... "all lots shall be kept in attractive condition..." therefore just a reminder to keep yards mowed, plant beds weeded, curbs edged and clean any debris in yards. No A/C window units are allowed in plain view from the street or common areas. This also applies to ensuring that all garbage cans and recycle bins are to be removed the same day after trash service has picked up. Trash pickup is on Tuesdays and Fridays therefore, please remember -DO NOT PLACE TRASH OUT PRIOR to the NIGHT BEFORE. No one enjoys seeing trash sit for long.

Any homeowner who has a sidewalk on their property's yard is responsible for the maintenance or replacement of that sidewalk.

As usual no boats, trailers, campers, inoperative vehicles, etc. may be parked on a homeowner's property for over 72 hours. If you have friends or family with an RV visiting for more than 72 hours, the RV should be located to a nearby RV resort. Please note: DVCA does not control the county streets but any person can call sheriff's office to have an inoperative vehicle on the streets removed/towed especially if it is parked in wrong direction or blocking traffic.

DEEDS meets the 2nd Monday of the month at 7:00 pm in the Clubhouse. The next meeting is on November 8th, 2021.

# Recreation Committee

**EVENT CALENDAR** On the DV website [deerfieldvillageonline.com](http://deerfieldvillageonline.com) click on any red number on the calendar and it will show you details of the event, and info on the next 6 upcoming events.

**GOOD NEWS** The 2022 budget has been approved, and barring any cancellations due to COVID, we plan to have 32 events next year.

**OTHER COMMUNICATIONS** Besides the Deerfield Village website, we communicate events through the monthly newsletter and on the rotating marquee at the recreation center 2 weeks in advance. We will also post events on the DV Social Events Facebook page. The week of the event it will show up on the Next Door website and in the DVCA email Blast and you will see the yellow signs at various locations around the subdivision. That is a total of 7 different forms of communication, so we hope to see you come out to enjoy any event.

**ONGOING ACTIVITIES** Most groups and clubs are meeting again in person. Please continue to be mindful and considerate for the safety and health of your fellow DV residents as we reopen the facilities and resume all our events. The final Music on the Green concert was held Oct. 16-- the weather was great, the band was great, the food was great—what a “great” way to end the year. The Halloween Trunk or Treat was a big success on Oct. 31. The monthly Food Drive was held the week of Oct. 11-16 and Coffee and Donuts has resumed at 9 am each Friday. DV Day Trippers are back on the road, and an upcoming trip is planned for November 17. See details in this newsletter. Mexican Train Dominoes is the third Thurs. of the month from 1-3 pm.

**PANCAKE BREAKFAST** 8:30-10 am on Sat. Nov. 13. This event is FREE to DV residents. This will also be a “Meet and Greet” for any new residents who have moved into Deerfield.

**XMAS ADULT SOCIAL** Sat. Dec. 4 6:30-10 pm. Tickets are \$15/person in advance and are available in the office. It features a catered holiday meal and musical entertainment by Kevin.

**XMAS LIGHTS** Once again Deerfield will be lit up with lights at the entrance and around the clubhouse.

**KIDS XMAS SNOW PARTY** Sunday Dec. 12 from 3-5 pm. Santa, Frosty, the train, and of course piles of snow, will all be there for your enjoyment.

**CLUB/GROUP INVENTORY** We are in the process of cataloging contact and access key info, and membership lists for the 26 clubs, groups and committees that regularly use the clubhouse facilities.

This month the Food Drive will be held the week of November 15-20th.

We continue to look for new and interesting activities, and suggestions and comments are always welcome. We meet the first Friday of the month at 10 am. The next meeting is on November 5.

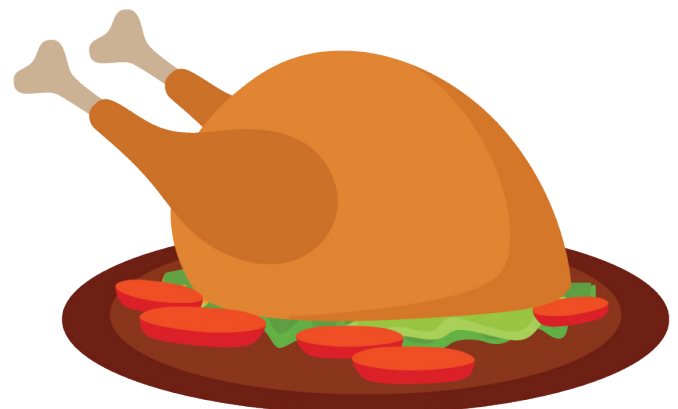
# Community Services

Happy Fall, everyone! At the annual Budget Review meeting for the Community Association, I was surprised to hear a statement from a resident about how bad the mosquitoes were this year, compared to other years and questioning if we are spraying as in the years past. As explained in three newsletters at the beginning of the year, we stopped spraying on a weekly basis in accordance with recommendations from federal, state, and county agencies. We moved to spraying on an “as-needed” basis, especially following periods of heavy rain (which we definitely had much more this year during the summer!) We did spray proactively following WET periods, and feedback was that it helped.

In response to the resident comments, I requested an increase in the spraying budget for next year, and will continue to make sure that we are scheduling spraying during WET periods. We do not plan to resume weekly spraying, following the guidance of agencies including the US Environmental Protection Agency (EPA), the US Centers for Disease Control and Prevention (CDC), the American Mosquito Control Association (AMCA), the Harris County Public Health - Mosquito Control Division, and the National Pesticide Information Center. Reasons for making the recommended change include the lack of effectiveness of the weekly spraying, including spraying during dry periods when mosquitoes are not a problem, negative side-effects of indiscriminate spraying, including environmental and potential health concerns, and the cost of weekly spraying vs. a more-targeted program.

We will continue other past mosquito-control practices, including the continued use of the “dunkicides” to treat storm drains in order to kill mosquito larvae and continued community information and education efforts as well as inspections to eliminate breeding grounds for mosquitoes. As in 2021, we will use area spraying as recommended by the Harris County Public Health department if necessary for disease control or uncontrolled growth of mosquito populations, e.g. in the aftermath of major storms, and will proactively schedule spraying after wet periods in our area.


The next meeting of the Community Services Committee is on Monday, November 1st at 7 pm at the Rec Center.



**Deerfield Village Annual  
SNOW DAY**

**Sunday, Dec. 12<sup>th</sup>  
3pm - 5pm  
Train ride & Santa**

**DEERFIELD VILLAGE YOGA**  
EVERY WEDNESDAY - 5:45PM in Annex upstairs



Come and join us for a relaxing hour of gentle stretching and breathing. Bring water, a mat & towel. Wear comfortable clothing & enjoy! Contact Becky Nickell via email: [nickellb01@att.net](mailto:nickellb01@att.net) to sign up.

**SEWING BEES OF TEXAS**

Come join us on the 4th Wednesday of the Month.

Enjoy some sewing, knitting and crochet. We sew for charities and we are very busy bees!



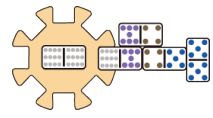
**Texas Hold'em Poker**  
Second Thursday of the month,



At 7:30 pm, we start our regular cash game. Everyone is welcome to watch or participate.

Contact Bob Shurtle, at 281-463-4589, for more information.

**MEXICAN TRAIN DOMINOS!**



Come and join us for Mexican Train Dominos the 3<sup>rd</sup> Thursday of the month from 1-3 pm in the Clubhouse. Our game is adult friendly for beginners to experienced. Have fun connecting the dots while meeting your neighbors! If interested bring your own drink and munchies to share. Extra Mexican Domino sets (up to 12) are always welcome. For information call Donna 281/463-2380 or Margie at 281/463-7991.

*Pancake Breakfast*



**Saturday,  
November 13th  
8:30am-10am**



**Deerfield Malties  
COMING SOON!**



**The 43rd Deerfield  
Village Christmas  
Bazaar & Market 2021**



**November 5th 10am - 7pm  
& 6th 9am - 4pm**

The Deerfield Village Christmas Bazaar members would like to thank everyone who plan to come out to shop and help make our 43rd Annual Christmas event a huge success!! We really appreciate all your support for all these years! We look forward to seeing you this year and next year. You ALL are awesome!!!



# EVENTS IN DEERFIELD

## Ongoing....

**Fridays, 9:00 AM – Coffee and Donuts** – come by and meet your neighbors, have a cup of coffee, and visit, in the Clubhouse.

**Thursdays, 9:00 AM – Men's Group** - opportunity for men to gather for fellowship, service projects and socializing, in the Clubhouse.

**Tuesdays, 1:00 PM – Mahjong**, in the Clubhouse.

**1st Thursday of the month, 7:00 PM – 9:00 PM – Bridge**, in the Clubhouse.

**2nd Wednesday of the month, Noon – Quilting**, in the Clubhouse.

**2nd Thursday of the month, 7:30 PM – 11:30 PM – Texas Hold'em Poker**, in the Annex - \$25 buy-in, pot limit, unlimited buy-ins, 25/50 cent blinds. You can join and leave at any time. Bob Shortle 281-463-4589

**3rd Thursday of the month - Mexican Train Dominos**, in the clubhouse 1-4 pm Newcomers welcome, contact Donna 281/463-2380 or Margie at 281/463-7991

**3rd Thursday of the month, 7:00 PM – Deerfield Bunco**, in the Clubhouse, contact Pat Rothman at 281-345-9355

**4th Wednesday of the month 9:30 AM - The Sewing Bees**, in the clubhouse.

**4th Thursday of the month 4 PM - Ladies Happy Hour** in the clubhouse

## OUR NEW PERIMETER FENCE ON CLAY ROAD



**NEWS FROM THE DEERFIELD  
WOMEN'S DAY-TRIPPERS**



Ladies, treat yourselves to a pre-holiday excursion on **Wednesday, November 17** when the Deerfield Women's Day-Trippers head to Galveston. The bus will leave the Deerfield Village Recreation Center at 8:30 a.m.

Our first stop will be the historic **Moody Mansion** at 2618 Broadway. Following a docent-led tour of this incredible 31-room Romanesque home, we will stop for lunch at **Shrimp 'N Stuff**, 2506 Avenue H. Well known as "the place where locals love to eat," this restaurant serves a variety of seafood entrees as well as po-boys, gumbo, and salads. Each individual is responsible for payment of her own meal.

If time permits, we'll shop at **The Strand** before heading home. The bus will return to the Deerfield Village Recreation Center between **4:00 and 5:00 p.m.**

**PLEASE NOTE: This trip is limited to 18 and advance reservations are required. A waiting list will be created if more people wish to go. No refunds will be issued once payment has been made unless another person fills your spot. Please RSVP to Leslie Denney at 281-705-0237 no later than Monday, November 8. Payment of \$15 must be made prior to the trip. Those who register will be notified if plans change.**



# Swim Pool Committee

We would like to say a BIG thank you to Kenny O'Brien who has been a huge help at keeping an eye on the pool during our off season.

As many of you know, rising costs and supply shortages have impacted nearly all industries, driving up costs. Swimming pool chemicals and lifeguard labor have proved no exception. With that in mind, over the coming months the Swimming Pool Committee will be taking a sharp look at 2022 costs, including those for monthly maintenance and cleaning, general pool upkeep and staffing.

For those who are unaware, maintenance expenses are incurred year-round, not just during the summer swim season, as our pool management company works in the off season to keep our pool deck clean and the water sparkling. Of course, the majority of our staffing costs are reflected in our lifeguard staff. All this means we may be considering cuts to guarded pool hours and year-round maintenance and cleaning costs.

We understand any changes to the pool hours or regular cleanings can constitute an uncomfortable shift for residents, so we are looking for healthy input from our residents before any decisions are made. We always welcome guests to our monthly SPC meetings, but we are now especially hoping to see some of you to hear how you feel about the potential of decreased guarded pool hours next year.

If you have an opinions, suggestions, or ideas, we would love to hear them. Come talk to us at our next meeting, set for Tuesday, Nov. 8th at 7 p.m. in the Clubhouse next to the office.

If you can't make it then, you are welcome at any of our subsequent meetings, which are always held the second Tuesday of the month at 7 p.m. in the clubhouse.

We sincerely hope to see and hear from many of you as we move through this process.

## MARK YOUR CALENDARS

### Adult Holiday Social

SATURDAY, DECEMBER 4TH @ 6PM

COME JOIN US FOR A

CATERED DINNER (TWO CHOICES)

SERVED @ 6:45PM

FOLLOWED BY ENTERTAINMENT FROM

### Kevin Weishaar

TICKETS \$15 PER PERSON

DEADLINE FOR TICKET PURCHASE 12/1/21



**Deerfield Boy Scout Troop 120  
Help a scout go to summer camp!  
MULCH sales COMING SOON!  
[www.bsatroop120.com/mulch](http://www.bsatroop120.com/mulch)**



# Tennis Committee

As a reminder there should be no more than 8 players on 2 courts while playing. All players are reminded to be respectful and considerate of other players when on or at the courts.

All players are again reminded to ensure the tennis court gates are properly closed and locked after they finish playing. Court gates continue to be found open and unlocked after players have finished. Both court gates and locks are in proper working order.

All players are reminded to **legibly** sign up for court time with a first and last name. The player themselves must sign up for the one court.

The Committee continues to work with TMG on a project to repair or repaint the tennis court benches seats and seat backs as the thermoplastic coating is deteriorating and peeling off. Currently to have them repaired by a contractor is more than the cost of a new bench so alternate ideas are being looked at by TMG.

All players are asked to ensure that their tennis shoes have non marking soles to minimize noticeable scuff marks on the court surface. Residents are particularly asked to ensure their guests have the correct shoes.

The next Tennis Committee meeting will be at 8 pm on Wednesday November 3, 2021. Anyone is welcome to attend.

# Pickle Ball

Pickle Ball play is staying strong and so much FUN! You can reserve the Court #4 on the signup sheets posted just outside the DFV office. Please use your access card for entry card to the tennis courts. Please treat the portable nets with care and remember to dispose of your trash when done. You can text Mario Zamora at 832-618-5835 for more information or if you are new to the sport and would like some information getting started. We can provide extra paddles and balls if requested. Come out and join us!



# Pet Hotline News

by Marie Nugent

- 🐾 Make sure your pet has a form of ID on their collar. Key tags are available 3 for \$2.00 at most hardware stores and work fine for pet ID's.
- 🐾 Did you know that you can register your pet with Deerfield's Pet Hotline? Call Marie Nugent, 713-818-5799 for a Pet Hotline tag for your pet. The tag has Marie's home and cell phone number. She keeps a log with a photo, breed, pet's name, and your address, and phone contact numbers. A rabies tag is a great ID, but many Vets are not contactable 24/7 and the finder may not be able to keep your pet for several days.
- 🐾 If you have your pet microchipped, make sure you register on the database and keep your information current. Pets have been found wandering around the neighborhood and, when taken to the vet, found they were micro-chipped but the information was obsolete, thus making it harder to contact the owner.
- 🐾 If you are going out of town and have a pet sitter, let Marie know your pet's name, what it looks like (a picture is also great), and a contact number.

*Also-Please be considerate and pick up your dog's poop when walking your dog. Our greenbelt is there for all of us to enjoy without stepping in dog poop!*

**THANKS, BUT WE'VE ALREADY  
FERTILIZED**



**Please pick up after your pet**



*Jackie Kresse*

REAL ESTATE ADVISOR

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www.House-Sold.com  
facebook: JackieAKresse  
RE/MAX Signature  
Deerfield resident 20 years











# Date and Time of Committee and Board Meetings...

Committee	Meeting Dates*	Time	Board Trustee	Committee Chair	Phone
Community Services	1st Monday	7:00 PM	Jason Nace	Rick Johnson	
Deed Restrictions	2nd Monday	7:00 PM	Hak Dickenson	Janelle Meyer	
DVCA Board	4th Monday	7:00 PM	Eric Tourelles		281-855-0312
Financial Services	3rd Tuesday	7:00 PM	Terry Gray	Bill Lessels	
Landscape	2nd Monday	7:00 PM	John Murphy	Martha Gonzalez	
MUD #136	2nd Thursday	6:00 PM	Eric Tourelles		281-855-0312
Recreation Center Youth Events Subcommittee	1st Friday 1st Tuesday	9:30 AM 7:00 PM	Gerry Hilliard	Roger Wilson Rebecca Bivens	281-463-1360 713-899-9837
Security	1st Tuesday	7:00 PM	Jim Hunt	Glenn Sommers	281-855-7716
Swimming Pool	2nd Tuesday	7:00 PM	Brent Burris	Carissa Lamkahouan	
Tennis	1st Wednesday	8:00 PM	John Devine	Mark Tinne	

\* Please read the Committee Reports for Monthly changes in the schedule.

## Deerfield Village November 2021

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
<b>LEGEND:</b> <b>A</b> Annex <b>C/H</b> Clubhouse <b>SM</b> Small Mtg Room <b>C&amp;D</b> Coffee & Donuts	1 <b>7pm</b> Community Svcs-CH	2 <b>ELECTION DAY</b>	3 5:45pm Yoga-A 7pm Security-CH 8pm Tennis-CH	4 9am TMG-under A	5  <b>DEERFIELD BAZAAR</b> 10am-7pm 9am C&D-Pool Area 10am Recreation-Pool Area	6  <b>DEERFIELD BAZAAR</b> 9am-4pm
7 Daylight Savings Time Ends 	8 7pm Deeds-CH 7pm Landscape-SM	9 1pm Mahjong-CH 7pm Swim Pool-CH	10 12pm Quilting-C/H 5:45pm Yoga-A	11 <b>VETERANS DAY</b>  9am TMG-under A 6pm MUD 136-CH 7:30pm Texas Hold'em Poker-A	12 9am C&D-CH	13
14	15 <b>FOOD DRIVE BEGINS</b>	16 1pm Mahjong-CH 7pm Finance-CH	17 8:30am DV Day Trippers 5:45pm Yoga-A	18 9am TMG-under A 1pm Mexican Train Dominoes-CH	19 9am C&D-CH	20 <b>Food Drive Ends</b>
21	22 7pm Board Meeting	23 1pm Mahjong-CH	24 9:00am Sewing-CH 5:45pm Yoga-A	25 <b>OFFICE CLOSED</b> Happy Thanksgiving! 	26 <b>OFFICE CLOSED</b> Native American Heritage Day 9am C&D-CH	27
28  Happy Hanukkah	29	30 1pm Mahjong-CH				

**The DVCA Office  
Will be closed on  
Thursday & Friday  
November 25th & 26th**

**HAPPY THANKSGIVING!**

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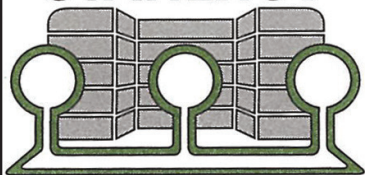
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- Eyelash

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10% off for all services over \$20

From Mon-Wed: 9:30am-2:30pm Expires: Oct. 31st 2021

## 2022 Assessments

The 2022 DVCA Assessment will be mailed in early November.

Make sure your Deerfield Village address appears on the check. Send payments to:

**DVCA**  
c/o Consolidated Management Services  
128 Vision Park Blvd., Suite 110  
Shenandoah, TX 77384

If you pay your 2022 Assessment by online banking, please check the mailing address to avoid any delay of receipt of the check.

**MIKE CAREY**  
MASTER PLUMBER

(281) 905-1571

MIKE@CAREYPLUMBINGLLC.COM

TSBPE.TEXAS.GOV (800) 845-6584



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### DEERFIELD VILLAGE MARKET NEWS



GARY GREENE

**Lynne Wilbar, Realtor**  
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Lwilbar@garygreene.com  
lynnwilbar.garygreene.com  
Deerfield Village Resident  
Over 30 years  
SERVICE YOU  
DESERVE

**THANK YOU DEERFIELD VILLAGE for a WONDERFUL YEAR IN SALES**  
BHGRE Gary Greene sells more homes in Houston than any other single Broker and that holds for Deerfield Village as well!

4126 Deerfield Village Dr. SOLD \$247,500	4411 Deerfield Village Dr. SOLD \$265,000
18319 Elmdon Dr. SOLD \$305,000	5023 Hastingwood Dr. SOLD \$310,000
4326 Amber Lake Dr. SOLD \$320,000	4918 Vanbury Dr. SOLD \$357,000
4014 Rosebank Dr. SOLD \$360,000	

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