

# WEST AIRPORT NEWS

**The Board of Directors  
would like to wish  
everyone a Happy &  
Safe Holiday Season!**



**A Community in  
the Brays Oaks  
District!**

**Fall 2021**

**A Community Newsletter**

## Board of Directors

**Donald Scott**

President

**Marsha Fisk**

Vice President

**David Fisk**

Secretary/Treasurer

**Margaret Murrell**

Architectural/Deed Restrict.

**Sondera Malry**

Section 1

**Angela Brown**

Section 2

**Denise Warren**

Section 6

**Randall Management**

6200 Savoy Drive, Suite 420

Houston, Texas 77036

Phone

(713) 728- 1126, Option 3

**West Airport**

**Management Team:**

Direct Number for Team

**(832) 702-4782**

**wa@randallmanagement.com**

**Marqueeta Clark**

Assistant Manager

**mclark@randallmanagement.com**

**Imelda Garza**

**igarza@randallmanagement.com**

**Randall Q. Smith**

**Team Supervisor**

**Accounting Questions?**

**Call or Email Collections**

**(713) 728-1126, Option 1**

(Account Receivables)

Collections2@randallmanagement.com

Collections3@randallmanagement.com

Collections4@randallmanagement.com

**Enforce Security**

**(832) 367-3429**

## Assessment Increase for 2022



The Board of Directors reviewed the budget in great detailed but due the increase of services and consumer costs, the Board had no choice but to increased the Assessments by \$20.00. The Annual Assessments will be \$375.00 and are due on January 1, 2022 and late on February 1, 2022. Please do your part to keep the fees as low as possible by paying on time!

Statements were recently processed so please keep an eye out for your 2022 statements.

**Take Advantage of the**

**3 Month Payment Plan**

**Pay 1/3 in January**

**1/3 in February**

**& 1/3 in March**

**\*Administrative Cost of \$25.00 may apply**

Per the Association Collection Policy, all unpaid accounts will be turned over to the Association's Attorney for Collections. Please pay on time & avoid costly & unnecessary legal fees. Once the matter is turned over to the Association's Attorney for legal action, your cost will increase dramatically. Please work with us to avoid these unnecessary legal fees. Contact the Account Receivables Department at (713) 728-1126, Option 1 to discuss your account and work out a payment plan. Once the matter is forwarded to the Association's Attorney, Randall Management will not be able to offer you a free payment plan.

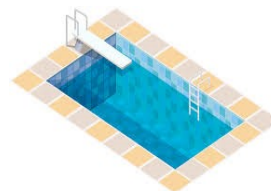


The West Airport Yard of the Month Program is designed to reward the owners that do such a great job on their landscaping. If you have a home that you would like to nominate for this award, you may submit the address by e-mailing to: [wa@randallmanagement.com](mailto:wa@randallmanagement.com).

*Section 1, 8131 Misty Ridge*

*Section 2, 12127 Ripple Glen*

*Section 6, 12019 Pecan Meadows*



## Pool Opening Discussion

The Board has been discussing whether opening the pool for 2022 or 2023 will be possible. The decision has not been made due to several repairs being researched to the pool and pool area. To name a few, re-plastering the pool, bathroom repairs, possible leaks, rotten wood repairs, gate repairs and resident access options.

## Randall Management's Holiday Schedule

**Observing Thanksgiving  
November 25th & 26th**

**Observing Christmas and New Year's  
December 22nd - January 2nd  
Normal Business Hours Resume January 3rd**



## 2022 Assessment Payments Cont'd



### ***Make Plans to Pay Your 2022 Assessment On Time***

There are several options available to make your assessment payments. One is by visiting [www.propertypay.cit.com](http://www.propertypay.cit.com) and making a one-time online payment. There is no service charge for payments made through your checking account. The payment will be deducted from your bank account on the same day, if submitted prior to 3:00 p.m. If you would like to utilize your credit card, you may do so for a fee as stated on the website. Please allow Randall Management two (2) business days to post the payment onto your account, as the payment is digitally sent to RMI the next business day.

To begin the process, please visit the CIT Bank website at [www.propertypay.cit.com](http://www.propertypay.cit.com), then click on "Make a Payment", and you will need the management ID: **3053** and association ID: **WA00** and your account number listed on your statement. If you need assistance with submitting your payment, please contact the bank directly by calling 1-866-800-4656.



Download the 311 App on your smartphone to report requests for specific city services like pothole repair, traffic signal malfunction, missing street signs, sewer concerns, trash pick up schedule and neighborhood complaints, by creating a Service Request in 311's Service Management system.



Prior to holding a yard sale, you must call Randall Management at (832) 702-4782 to obtain a registration form for your yard sale. The registration form must be filed with Randall Management no later than a week prior to your scheduled sale.

Yard Sale signs may **NOT** be placed on the esplanades and all signs must be picked up after each sale.

Residents who hold more than two (2) sale days per year, will be considered as running a business out of their home. Therefore, residents will be reported to the State Comptroller's office as a business by calling (713) 426-8200. Once you are reported as a business, you will be required to obtain a permit and pay taxes on all sales. Note, running a business out of your home is a deed violation and subject to \$75.00 fines and legal enforcement.

### ***Regular Trash & Heavy Trash Placement***

The Association has been experiencing issues with some residents not placing their trash cans and heavy trash items out properly.

All trash cans, junk waste and tree waste must be placed along the inside area between the curb and sidewalk. In addition, the recycling (green) and the regular trash (black) cans must be spaced at least 3 ft from each other, from a mailbox and from a vehicle. The junk waste and tree waste must clear at a minimum of 3 ft from a mailbox and/or a vehicle. The city will not pick up your trash items if it is not properly placed. If either of your trash cans are not picked up, you must call 311 and request a case number. If your junk waste and tree waste is not picked up, you will need to remove the items out of view and either take them to the city dump or place them back out on the next scheduled junk or tree waste month.

The Association will send deed violation letters to enforce trash items left in view after trash picks up have passed.

*There are a variety of services available by visiting [www.randallmanagement.com](http://www.randallmanagement.com). The Association documents, ACC Applications are available for printing. You may also submit your Annual Assessment payment. If you need account information, you may request an account history or even request a payment plan. Received a letter or would like to report a deed violator, send an email directly to the Management Team for assistance. Also, if you recently moved, changed your telephone number or need to update your tenant's information, you may do so directly from our website.*



## Being A Good Neighbor

### 1. Be a Responsible Pet Owner

Did you know that an average-size dog will deposit 275 pounds of manure every year? It shouldn't be a surprise that your neighbor doesn't want it in his or her yard.



#### Leashes are Mandatory!

Dogs and cats may not run at large in Houston. Running at large means going on public or private property without the owner or another person having direct physical control of the animal. An animal on a leash is considered to be under direct physical control of a person. When animals are not on a leash they must be otherwise restrained either behind a fence or in some other enclosure that will prevent their escape. Running at large may result in impoundment of the animal or in the issuance of one or more citations!

If you see any dogs or cats roaming the neighborhood, please call 311 or (713) 229-7300 to report the animals to BARC. If you see a resident with their pet without a leash or not picking up their pet's droppings, please report them to *Enforce Security by calling* (832) 367-3429 and Randall Management for enforcement.

### 2. Inoperable Vehicles Parked on the Street & Driveways



removal.

If there are inoperable vehicles on the street or in a driveway, please report them to 311 for ticketing and

### 3. No Parking on the Grass

There are several residents parking on the grass. All residents who are found parking on the grass may be fined \$75.00 per occurrence.



### 4. Maintaining Your Yards

Deed Violation letters are frustrating, but they do help improve the appearance of the neighborhood. Take pride in your home and properly maintain the home and yard. There is a lot of weeds needing removal, trees and/or bushes needing trimming in the subdivision. Consider installing a sprinkler system for the summer's dry hot weather. Please remember that an ACC Application is required for sprinkler system installation.

### 5. Drive Slow & Watch for Pedestrians

Please take the time to drive slowly through the neighborhood. It is also important that you instruct your friends and visitors to also be cautious and drive slowly while in our Community.

### 6. Stop At the Stop Signs

Always stop at the stop signs. This law has no exceptions!



### 7. Report Vandalism and Suspicious Behavior to the Police

Report vandalism to the common areas and keep an eye out for your neighbor's home, yard, and cars. If you see suspicious individuals or activity, call the Enforce Security at (832) 367-3429 and the Houston Police Department at (713) 884-3131.

### 8. All Cars Must Be Operable at All Times. All Tires Must Be Inflated and Display a Current Registration Tag.

Only light mechanical work is allowed such as changing your tire and jump starting your vehicle. Please make sure to clean up oil from the driveway.



### 9. No Farm Animals Allowed

No animals, livestock, or poultry of any kind shall be raised, bred, or kept on any lot, except dogs, cats, or other household pets. Household pets may be kept, provided that they are not kept, bred or maintained for commercial purposes.



Legal action will be taken against violators.

### 10. No Businesses Allowed

Some homeowners are operating business in their home. Per the Deed Restrictions, All homes shall be used for single family residential purposes only and not for businesses, professional, commercial, or manufacturing use. Please know there are repercussions.

### 11. Mosquito Control

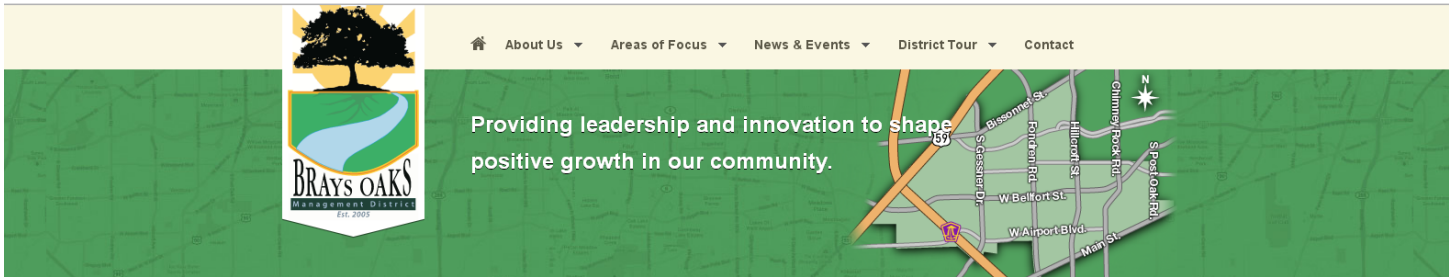
The Association has a Mosquito contract to spray the subdivision once a week during the months of June through October. We ask that you do your part by eliminating standing water on your property.







## Items of Note



### **West Airport is Part of the Brays Oaks Management District**

located on 10103 Fondren Rd, Suite 300  
Houston, Texas 77096  
Tel: 713.595.1221  
info@braysoaksmid.org

### **Community Meeting Schedule**

Super Neighborhood #36  
1st Tuesday, 6:30 PM, Braeswood Assembly of God,  
10611 Fondren Rd., Houston, TX 77096

Many property owners, business owners and residents, even within the Brays Oaks District, know little about the quasi-governmental entity that is helping their community become a desirable place to live, work and play. The information below helps fill that need.

Brays Oaks CERT  
2nd Monday, 7:00 PM, 10810 Braesridge Dr.

Positive Interaction Program Meeting (PIP)  
2nd Tuesday of each month  
7:00 PM at 13097 Nitida

**Purpose** - The Brays Oaks Management District encompasses 14.4 square miles and is one of 28 management districts in the Greater Houston Area. The District comprises parts of City Council Districts J and K and Harris County Precincts 1 and 3. Super Neighborhood 36 (Brays Oaks) lies entirely within the District along with parts of Super Neighborhood 30 (Braeburn) and 37 (Westbury). The purpose of the District is to enhance the physical, social, and economic wellbeing of the community it serves. The District is empowered to finance services and projects related to public safety, mobility and transportation, environmental and urban design, and business and economic development. The District is managed by an all-volunteer board of directors which meets on the third Tuesday of the month at the District office. Board meetings are public meetings and visitors are welcome to register and speak on matters of interest or concern pertaining to the District. The board is supported by a staff of specialists who perform administrative functions under the board's direction. Service, Improvement & Assessment Plan All activities of the District are guided by a Service, Improvement & Assessment Plan. The original plan, approved by the District board in 2006, was a 7-year plan. This plan expired in 2012, at which time a new 15-year plan was prepared and adopted. The plan focuses on seven areas: • Business & Economic Development • Environmental & Urban Design • Public Safety & Security • Marketing & Public Relations • Mobility & Transportation • Education • Flood Control.



### **West Airport Board of Directors Meeting**

The Board of Director meetings are scheduled on the fourth Wednesday of each month except for February and December. Due to COVID-19, meetings will be held by Zoom. If you would like to address the Board with any personal concerns, please contact Imelda Garza at Randall Management in advance to be placed on the Agenda schedule.

### **Board Meeting Schedule for 2022:**

January 26, 2022	July 27, 2022
<b>February 16, 2022</b>	August - No Meeting
March 23, 2022	September 28, 2022
April 27, 2022	October 26, 2022
May 25, 2022	November - No Meeting
June - No Meeting	<b>December 6, 2022</b>

## Safety Items of Note

### **Don't be a Fire Hazard! Follow These Simple Fireplace Safety Tips**

Cool Weather is here. If you will be using your fireplaces please take the necessary precautions. There are a few safety and maintenance issues that homeowners should consider before starting the first fire for the season. Both the National Fire Protection Association Institute of America and the Houston Fire Department strongly recommend annual inspection as the best way to prevent both fires and carbon monoxide poisoning accidents.

### **When is the Last Time You Cleaned your Chimney?**



- Get an Annual Chimney inspection by a certified chimney sweep company.
- Be sure your flue is open prior to lighting your fire.
- Make sure to burn only well seasoned hardwoods to help reduce creosote build up.
- Install a carbon monoxide detector to warn of harmful gases that may be entering your home because of a blocked or damaged chimney.
- Don't use your fireplace as an incinerator for trash.
- Don't let your fire burn for more than 24 hours.
- Don't leave your fire unattended.
- Use a fireplace screen.
- Install a chimney cap to keep debris and animals out of the chimney.
- Keep children and pets away from the fireplace.
- Don't use your fireplace until you have had the opportunity to inspect and properly clean your chimney.

### **Only Use a Professional Chimney Sweeper**

### **Be Cautious, Stay Prepared, & Help Prevent Fires**

**Smoke Detectors** - For Early Warning of Smoke & Fire, Regularly Test Your Smoke Detectors. Smoke detectors are also required by law. If you do not have a properly functioning smoke detector, please contact your landlord **IMMEDIATELY**.

**Fire Extinguishers** - Keep Fire Extinguishers handy and test them regularly to assure that they will be ready in the event of a fire.

1. Don't use space heaters to warm your homes. Electrical heaters are the source of less fires.
2. Turn off all appliances, lights, fans, & electronics when leaving your home. (Make sure bathroom fans, curling irons, & coffee pots are off before leaving home)
3. Buy "UL" listed electronics and appliances. Things that come from a flea market may not be tested for safety and meet minimum safety requirements.
4. Don't allow your children to cook when you are not at home.
5. Don't leave any food cooking or clothes or other items around your stove or oven.
6. Never leave clothes in the dryer when you leave your home.

**Holiday Decorations** - Take extra fire prevention steps during the holiday season.

1. Do not overload the electrical circuits. Please consider your appliances that are already connected.
2. Inspect all lights before connecting for damage and dispose of worn out cords.
3. Turn off or disconnect all decorations before leaving your home or going to bed.
4. Use GFCI outlets to shut off outlets when the current becomes unbalanced.
5. Keep Christmas trees hydrated by watering everyday.



### **Please Follow these Firework Tips**

1. Use fireworks outdoors only and check with the county for any Harris County Firework or Burn Bans
2. Always have water handy. (A hose or bucket).
3. Only use fireworks as intended. Don't try to alter or enhance them in any way.
4. Never relight a "dud" firework.
5. Keep a safe distance from the shooter and the fireworks.
6. Alcohol and fireworks do not mix. Have a designated adult to supervise the lighting of all fireworks.

**PLEASE DO  
NOT DRINK  
AND DRIVE!  
Call a cab  
or have a  
Designated**



### **Decrease Your Chances Against Holiday Crime**

- Shop with a friend whenever possible.
- Avoid carrying large amounts of cash or keeping large amounts of cash in your home.
- Don't display gifts where they may be seen through a window or door.
- Be extra cautious about locking doors and windows when you go out for a few minutes.



## **Important Information!**

### **Trash Services**

Trash is picked up every Thursday. **Trash cans visible from the front of your home before or after the allowed pick up times are against the City Ordinance and subject to a citation.** "Heavy Trash" is picked up on the 3rd Thursday **EXCEPT** for Section #6 (8600 Candlegreen, 8600 Dawnridge, 12000 Arrowhead Glen, 12000 Pecan Meadow, 12000 Merewood Ln.) which would be the 2nd Friday of the even months (**February, April, June, August, October and December**). **Tires and Refrigerators are not picked up with heavy trash.** The "Tree Waste" is also picked up on the 3rd Thursday **EXCEPT** Section #6 which would be the 2nd Friday of the odd months (**January, March, May, July, September, and November**). "Tree waste" is defined as clean wood waste such as tree limbs, branches, and stumps. Heavy trash should not be left out for the entire month that tree waste is scheduled. It must be removed and put out at the appropriate time. Trash should be placed on the curb no earlier than 6:00 p.m. the night before pickup and before 7:00 a.m. the morning of pickup. Trash containers, lawn clippings and other debris should be stored out of public view except when at the curb for pickup during the designated hours. Trash cans need to be out of view after pickup within a 24 hour time period. Please contact 311 to confirm your scheduled pick up days. If junk waste/heavy trash is placed at the curb at any time other than on the scheduled date, Homeowners are subject to a \$275.00 fine by the City of Houston officers. If the fine is not paid, your Texas Driver's License will be subject to non-renewal. Trash signs will be out the Friday before **Heavy Trash** and **Tree Waste** days. **If there are grass and leaf bags placed out for pick up and are not approved by the city, they will not pick up any bags.**

### **GLASS RECYCLING IS BACK!**

The city is now accepting clear, brown, and green glass in your green recycling container.

### **WAHOA on the web...**

Go to <http://www.randallmanagement.com>

Select West Airport & South Meadow, Select document you would like to view. The documents below are available on the website:

- Association Documents and Forms
- Financial Information about West Airport HOA
- West Airport Deed Restriction Information
- Update Your Owner or Tenant Information
- Contact Information and Association News

**Before placing trash out, call 311 or visit  
[www.houstontx.gov/311/](http://www.houstontx.gov/311/) or obtain the 311 App to confirm your  
regular and heavy trash pick up schedule.**

**See page 2 for other trash & heavy trash instructions.....**

### **Important Contact Information**

#### **SECURITY**

Enforce Security Services	832-367-3429
Emergency	911
Houston Police Dept. Non-Emergency	713-884-3131
South Gessner HPD Station	832-394-4700

#### **CITY OF HOUSTON**

Dist. K, Council Mem. Martha Castex-Tatum	832-393-3016
Deed Restriction Enforcement (City Legal)	832-393-6333
Platou Community Center	713-726-7107
Morris Frank Library	832-393-2410
Mayor's Citizen Assistance Office	832-393-0955
Houston Help & Information	311

For missed garbage pickup, water line breaks, potholes sewer repairs, dead animals, traffic signals, heavy trash violations, neighborhood nuisances, and other city services

#### **CENTERPOINT ENERGY**

Electric outage	713-207-2222
Suspected natural gas leak	713-659-2111
Street light repairs	713-207-2222
<i>Report Neighborhood Street Lights by phone or email the work order to <a href="http://www.centerpointenergy.com/outage">www.centerpointenergy.com/outage</a>. Make sure to have the pole number and address available. If not, there is a map on the website with all the pole numbers</i>	

#### **OTHER IMPORTANT CONTACTS**

CIP Meeting Information	832-393-3016
PIP Meeting Information	713-308-9079
Pct. 1 County Commissioner, Rodney Ellis	713-755-6111
Pct. 7 Constable, May Walker	713-643-6118
Animal Control (BARC)	713-229-7300
SPCA	713-869-7722
Graffiti	311
Shopping Cart Removal	<a href="http://www.braysoaksmid.org">www.braysoaksmid.org</a>
Brays Oaks Mgmt. District - Use "report a problem" link	
Poison Control	1-800-222-1222
Harris County Tax office	713-368-2000
Harris County Appraisal District	713-957-7800

#### **VACATION WATCH**

Take advantage of the Vacation Watch. Enforce Security will keep a watchful eye on your home while you are away on vacation. To sign up for the Vacation Watch, contact Enforce at least seven (7) days in advance of your vacation at (832) 367-3429.



**Home Owner Association Legal Fees**

Typical Schedule of Attorney's and filing fees Incurred in a Collections Case

**Assessment Collection**

<b>Initial Demand Letter</b> (does not include documents)	<b>\$140.00</b>
<b>Final Demand Letter</b> (does not include documents)	<b>\$140.00</b>
<b>Review Title Information for Foreclosure</b>	<b>\$25.00</b>
<b>Return Check</b>	<b>\$50.00</b>
<b>Notice of Lien &amp; Lien Affidavit</b>	<b>\$195.00</b>

**Foreclosure**

<b>Lienholder Notice Letter</b> (does not include documents)	<b>\$140.00</b>
<b>Appointment of Trustee</b>	<b>\$125.00</b>
<b>Initial Foreclosure Letter</b>	<b>\$140.00</b>
<b>Expedited Foreclosure – Filing Documents w/Court</b>	<b>\$450.00</b>
<b>Final Notice of Foreclosure and Notice of Sale</b>	<b>\$375.00</b>
<b>Foreclosure Sale</b>	<b>\$250.00</b>

<b>Trustee's Deed &amp; Trustee's Affidavit</b>	<b>\$100.00</b>
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<b>Redemption Notice and Affidavit</b>	<b>\$175.00</b>
<b>Redemption Process</b>	<b>Hourly Rate</b>
<b>Deed to Redeeming Owner</b>	<b>\$125.00</b>
<b>Notice of Non-Redemption</b>	<b>\$100.00</b>
<b>Payment Plan</b>	<b>\$150.00</b>
<b>Payment Processing Fee</b>	<b>\$ 30.00</b>

**Judicial Foreclosure**

Fees quoted as needed

**Original Petition for Money Judgment**

<b>Plaintiff's Original Petition for Money Judgment</b>	<b>\$395.00</b>
<b>All filing and Service fees</b>	<b>Charged at Cost</b>
<b>Motion for Default Judgment</b>	<b>\$250.00</b>
<b>Oral Hearing (for Default or Trial)</b>	<b>Hourly Rate</b>

**Bankruptcy**

<b>Notice of Appearance</b>	<b>\$ 75.00</b>
<b>Proof of Claim</b>	<b>\$150.00</b>
<b>Bankruptcy Status Review (Standard-Advanced)</b>	<b>\$45.00-\$100.00</b>
<b>Oral Hearings</b>	<b>Hourly Rate</b>

**Deed Restrictions**

<b>Initial Deed Restriction Violation Letter</b> (does not include documents)	<b>\$350.00</b>
<b>Final Deed Restriction Violation Letter</b> (does not include documents)	<b>\$175.00</b>
<b>Certificate of Non-Compliance</b> (does not include documents)	<b>\$140.00</b>
<b>Deed Restriction Petition</b> (does not include documents)	<b>\$425.00</b>
<b>All Filing and Service Fees</b>	<b>Charged at Cost</b>
<b>Initial Discovery</b>	<b>\$325.00</b>
<b>Motion for Default Judgment (Submission)</b>	<b>\$250.00</b>
<b>Motion for Summary Judgment (Submission)</b>	<b>\$350.00</b>
<b>Oral Hearing (for Default, Summary Judgment or Other Hearings)</b>	<b>Hourly Rate</b>

LAMBRIGHT ★ MCKEE

940 Corbindale  
Houston, Texas 77024  
Phone: (713) 840-1515  
Office Fax: (713) 840-1521  
Attorney – Sean Farrell  
Paralegal – Sorayda Garcia

**RMWBH**  
ROBERTS MARKEL WEINBERG BUTLER HALEY

2800 Post Oak Blvd., 57<sup>th</sup> Floor  
Houston, Texas 77056  
Phone: (713) 840-1666  
Office Fax: (713) 840-9404  
Attorney – Teddy Holtz  
Paralegal – Jazmin London

**West Airport Collection Policy**

- Assessment Fees for West Airport are due on January 1<sup>st</sup> of each year.  
Note: At any time the owner establishes an official payment plan, the late charges will Not be accrued as long as the correct monthly payments are submitted on time.
- If not paid in full by January 31<sup>st</sup>, a collection fee of \$25 will be assessed on February 1<sup>st</sup>. For the remainder of the year, a \$25 collection fee will be assessed on the 1<sup>st</sup> of each month, March 1<sup>st</sup> – December 1<sup>st</sup> for all accounts that are not paid by the last of the preceding month and shall bear a monthly interest of 9.5% per annum.
- In addition, the owners that have not paid by March 15<sup>th</sup> will receive a certified demand notice and will receive a \$15 Mail Processing Fee.

**Attention Homeowners with  
Delinquent Accounts!**

Owners with financial difficulties should contact Randall Management at (713) 728-1126, Option 1 to setup a payment plan to avoid legal action. Owners who were current and only owe one year Assessment's may be eligible to set up a payment plan and all owners who owe more than one year will be reviewed for legal collections.

**There are two ways to avoid  
additional fees**

1. Pay Assessments on time each year.
2. Establish an official payment plan with the Association.

**Procedures for Deed Restriction Violation Notice and Implementing of Fines**

Effective May 1, 2010, the fining system will be enforced. Please contact Randall Management for any deed restriction violations that are not corrected and prevent costly fines. The cost of the violations will be \$75.00 per inspection if the violation is not corrected. In order to keep the legal cost down the Board of Directors had to implement the fining system. Below are the steps that will be taken:

The Owner will be sent a First Notice courtesy letter upon inspection of a violation requesting immediate cure of same. If the violation is not cured within 10 days from the date of the letter, the Owner will be sent a Second Notice.

The Second Notice will advise the Owner that a violation fine totaling \$75.00 will be imposed on the Owner's account should the owner fail to cure the violation. This letter will comply with notice requirements set forth under Texas Law including, but not limited to, the Texas Residential Property Owners Protection Act, and will advise the Owner that the Owner has the right to request a hearing before the Board of Directors. Said request for a hearing must be received in writing within 30 days from the date of the receipt of the letter. If said violation is not cured within 30 days from the date of the receipt of the letter or a hearing date has not been established, the Owner will be sent a Third Notice.

The Third Notice will impose an additional violation fine totaling \$75.00. This letter will also advise the Owner that the Owner has the right to request a hearing before the Board of Directors. Said request for a hearing must be received in writing within 15 days from the date of the letter. If said violation is not cured within 15 days from the date of the letter or a hearing date has not been established, the Owner's file will be sent to the Board of Directors for attorney referral and review of each violation.

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# ***West Airport Homeowners Association, Inc. (WAHOA)***

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## **Upcoming Holiday Safety**

Although the holiday season is a time that many families and friends normally spend quality time to celebrate, this year is far from normal. COVID-19 is still very much a problem, and we ask all to practice safety first.

## **2022 Open Positions**

The open positions for 2022 are as followed: President, Section 2 and Section 6 Representatives. If you are interested in any of these positions, please call or email [wa@randallmanagement.com](mailto:wa@randallmanagement.com) by January 10, 2022 in order to be placed on the ballot. All open positions will be 2 year terms.

## **ACC Committee**

With the new laws passed in 2021, the Association will need three (3) owners to volunteer in the Architectural Control Committee (ACC). If you are interested in submitting your name to be considered, please email [wa@randallmanagement.com](mailto:wa@randallmanagement.com) or call (832) 702-4782 for assistance.

Please don't forget to submit your ACC application before making a change to the exterior of your home. Supplying the specifications of your improvement and a sample or detailed list of materials to be used will also help speed up this process. If you need an ACC application, you may visit <https://www.randallmanagement.com/wa-association-documents/> or email [wa@randallmanagement.com](mailto:wa@randallmanagement.com). Failure to submit an ACC Applications for your improvements, may result in \$75.00 fines being charged to your account and/or legal enforcement.

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West Airport H.O.A. 6200 Savoy St. Suite 420 Houston, TX 77036
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**RETURN SERVICE REQUESTED**