

# Lazybrook

## NEWSLETTER

November 2018



### Inside This Issue

Civic Club Directory.....	1	Real Estate Corner.....	9
Letter from the President.....	2	A Special Thank You.....	12
Membership .....	3	Mom's Club Update.....	13
Events and Updates.....	4	Lazybrook Halloween Parade.....	15
Citizen Patrol.....	5	Block Captain Directory.....	18
Security Update.....	6	Calendar.....	19
Yard of the Month.....	7		

# Next Civic Club Meeting

## EXECUTIVE MEMBERS

### PRESIDENT

Judy Dyk  
(713) 426-0502  
President@lazybrook.org

### VICE PRESIDENT

Ben Dolan  
(281) 802-0358  
vicepresident@lazybrook.org

### TREASURER

Beth Goodner  
(832) 624-6778  
treasurer@lazybrook.org

### CORRESPONDING SECRETARY

Pat Koteras  
(713) 864-4490  
correspondence@lazybrook.org

### RECORDING SECRETARY

Amanda Behanick  
(402) 210-5930  
recording@lazybrook.org

## IMPORTANT NUMBERS

HPD Dispatch  
713-884-3131

HPD Central Station  
713-247-4400

# November 27<sup>th</sup>, 2018

## 7 p.m. to 8 p.m.

# Lazybrook Baptist Church 1822 W 18th Street

Civic Club meetings are the 4th Tuesday of Jan,  
March, May, Sept, and Nov\*

\* If this falls on Thanksgiving it will be the first Tuesday after Thanksgiving

## COMMITTEE CHAIRS:

### MEMBERSHIP

Heather Fedun  
membership@lazybrook.org

### NEWSLETTER

Jessica Swafford  
newsletter@lazybrook.org

### YARD OF THE MONTH

Vicki Ballard & Rachel Corbell  
yard@lazybrook.org

### WEBMASTER

Sherri Oldham  
webmaster@lazybrook.org

### SECURITY CHAIR

Ben Dolan  
security@lazybrook.org

### SECURITY EMAIL NOTIFICATIONS

Tommy Chemosky  
security@lazybrook.org

### BEAUTIFICATION

Carolyn Lehnert  
beautification@lazybrook.org

### SUPER NEIGHBORHOOD

Jolene Rock  
superneighborhood@lazybrook.org

### BLOCK CAPTAINS

Eddie Yarbrough  
blockcaptain@lazybrook.org

### ARCHITECTURAL REVIEW

Ben Dolan  
architecturalreview@lazybrook.org

### DEED RESTRICTIONS

Judy Dyk  
deedrestrictions@lazybrook.org

### ADVERTISING/DONATIONS

Temporarily filled by:  
Beth Goodner and Wendy Nugent  
advertising@lazybrook.org

## SOCIAL GROUPS:

### MOM'S CLUB

Erin Palmer Fuchs  
moms@lazybrook.org

Newsletter printed by



713-623-0703

printhouston.com

for the Lazybrook Civic Club and  
the Friends and Neighbors of  
Lazybrook.

# Letter From The President

**R**ain. Rain. Rain. Last July the Mom's Club July 4th Celebration, generously sponsored by Sharon Ettinger of Keller Williams Realty, suffered from inclement weather. This Halloween, the Mom's Club parade and games and treats sponsored by Lazybrook Baptist Church also had to face a "dark and stormy night". I want to thank all who tried to persevere to make the best of these events. Gulf Coast people are tough.

I want to thank Ben Dolan, the Vice President of the Lazybrook Civic Club, for leading the last meeting while I was out of state.

Our next meeting is our annual Holiday Celebration, so please bring some treats and schedule some extra time to get to know some of your neighbors. We will have a short business meeting then socialize on November 27 starting at 7:00 p.m. The location is the Lazybrook Baptist Church.

As a security reminder during this holiday season, please make arrangements with your neighbors by letting them know of any travel plans, or if you are expecting packages.

Merry Christmas and Happy Hanukkah.

Your President,

*Judy Dyk*

# Join the Lazybrook Civic Club

Annual Dues are just **\$40** per household (per year) and help fund the programs we all benefit from.

As of today only **46%** of the households in Lazybrook have paid their dues for 2018.

## What do Membership Dues pay for?

- **Mowing** of the 18th Street green area by the fences
- **Tree planting** in esplanades/bayou areas and maintenance of those trees
- **Mosquito spraying** of the streets
- The **Lazybrook Newsletter** for all residents
- **Gas money** for neighbors who patrol our neighborhood as part of Citizens on Patrol
- Donations to neighborhood parks and other initiatives
- Minor fees for accounting, website, PayPal, etc.

The list above highlights some of the important programs paid for and managed by the Lazybrook Civic Club. These programs help keep our neighborhood clean, safe, and well maintained but don't happen for free. Come out to the Lazybrook Civic Club meeting on September 25<sup>th</sup> to hear in detail about where your money goes and how much these programs really cost.

Please consider donating extra monies to Beautification, Citizens on Patrol, and/or Mosquito Control to keep these programs up and running.

As a due paying member you have voting rights at any of the Lazybrook Civic Club meetings throughout the year.

You can also pay online with Credit Card or PayPal by visiting [www.Lazybrook.org/Join](http://www.Lazybrook.org/Join)



## LAZYBROOK CIVIC CLUB MEMBERSHIP DUES





NAME \_\_\_\_\_

ADDRESS \_\_\_\_\_

PHONE \_\_\_\_\_

E-MAIL \_\_\_\_\_

I AM ENCLOSING:

	<input type="checkbox"/>	\$40.00	DUES
	<input type="checkbox"/>	_____	DONATION: BEAUTIFICATION
	<input type="checkbox"/>	_____	DONATION: SECURITY (CITIZENS ON PATROL)
	<input type="checkbox"/>	_____	DONATION: MOSQUITO SPRAYING

TOTAL: \$ \_\_\_\_\_

MAKE CHECKS PAYABLE TO: LAZYBROOK CIVIC CLUB  
PO BOX 926181  
HOUSTON, TX 77292-6181

# Events and Updates

National Night Out was a great success this year! There were gatherings held throughout Lazybrook where neighbors got to know one another.

Thanks to the Jenkins, Lawlor and Taylor families for hosting in the 1800 block of Haverhill and providing the pictures below.



They had over 40 folks attending during the evening with ages ranging from 89 to 3 months old, with several toddlers and family pets. The event proved to be lots of fun for all!

Neighbors generously provided hot dogs, chili, fixin's, and many additional, delicious pot luck dishes and desserts that were enjoyed until @ 9:30pm! Already planning for 2019!

Thanks to all for participating and putting another Great Lazybrook NNO in the history books!

Linda Taylor



Photo from the NNO gathering of the 1600, 1700, 1800 blocks of Haverhill and Willowby!

# Lazybrook Citizen Patrol - Volunteer Today!

**W**ould you like to help keep our neighborhood safe? Citizen Patrol successfully brings together communities and police for a common goal; improving the quality of life for residents by preventing, reducing, or eliminating crime.

**You** can make a big difference reducing crime in our area by patrolling just a few hours per month. Patrolling can be as easy as cruising your car through our neighborhood and calling in suspicious persons, vehicles, or activity to our local HPD. Patrollers are **reimbursed \$\$\$ per hour driven** on their beat and get cool Lazybrook **Patrol signs** for their car while on duty in our Lazybrook Neighborhood.

We would like to hold a **training session for new members**. Training is conducted by HPD at Lazybrook Baptist Church and takes no more than an hour.

**Be a Lazybrook Hero and volunteer today!**

Please email [vicepresident@lazybrook.org](mailto:vicepresident@lazybrook.org) to show your interest.



**A**t the September Civic Club meeting many residents shared their concerns over traffic and speeding in the neighborhood. As a friendly reminder, please obey all posted speed limits and be sure to stop at all Stop Signs. Let's help keep Lazybrook a safe place for everyone.



# Security Update

## Citizens on Patrol Hours Logged

July 2018 - 24 hrs  
August 2018 - 29 hrs  
September 2018 - 17 hrs

## Crime in the Neighborhood

10/1 - Theft of Vehicle - 2200 Lazybrook Drive  
10/8 - Breaking & Entering - 1700 Haverhill Drive

I encourage everyone to report any suspicious persons or vehicles immediately to HPD. If you are unsure about a person or situation please let a trained HPD officer assess the situation and take any action needed. Please call HPD to report all crimes and get a case number, this is how we are assigned manpower from HPD.

**HPD Dispatch 713-884-3131**

## Crime Statistics

The latest crime statistics are posted on the web at:

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

<http://mycity.houstontx.gov/crime/>

<http://www.houstontx.gov/police/cs/beatpages/cs2a60.htm>

## Lazybrook Email Network

Lazybrook has an email network to keep neighbors up to date on important neighborhood info and security concerns. I encourage everyone to send me a detailed email if you have a crime to share with the neighborhood so hopefully we can work together to prevent further crime and help police catch the offenders. If you are not currently receiving the email you can join by emailing: [lazybrook.security@gmail.com](mailto:lazybrook.security@gmail.com)

## Be a Good Neighbor

Your next door neighbors may be as effective as any alarm system. Speak with your neighbors often and establish trust. Good, trustworthy neighbors are often the first to spot when something is amiss. They can keep watch over your home when you're away and report any suspicious activity to the police. If you're able, consider attending our next Lazybrook Civic Club meeting or joining our neighborhood Citizen Patrol.

Ben Dolan, Vice President  
(281) 802-0358  
[vicepresident@lazybrook.org](mailto:vicepresident@lazybrook.org)



2427  
Brook-  
mere

*September*  
Yard of the Month



Join us at the Lazybrook Civic Club meetings for the chance to win generous door prizes from our local businesses.

Please thank Pat Koteris for her efforts gathering donations from the merchants listed below and don't forget to patronize these generous businesses!

Bargain Foods Mart - 18th  
Checkers - 18th & Mangum  
Demeris BarBQ - NW Freeway @ 18th  
Kojak's Fine Foods - 18th  
Heights Mobil - 18th

Pizza Inn - 18th & Mangum  
Queen Donuts - 18th  
Tony's Mexican Restaurant - Ella  
The Spaghetti Western #2 - WTC Jester  
Pop & Pan - 1710 18th Street



# 2022 Lazybrook Dr



## October Yard of the Month

**Sharon Ettinger**  
— REAL ESTATE SOLUTIONS —  
**713.299.5149**  
**Ettinger.Sharon@gmail.com**

Keller Williams Metropolitan  
5050 Westheimer, Ste.200  
Houston, TX 77056

Each office is Independently owned and operated.

**NATHAN TRITICO**

- ◆ Long Term Care, Health Insurance
- ◆ Financial, Retirement & Estate Planning
- ◆ 401 (K) Rollovers
- ◆ Stock, Bond & Mutual Fund
- ◆ Tax Free Municipal Bonds  
\*May be subject to the federal alternative minimum tax.
- ◆ Annuities
- ◆ IRA's SEP & Simple IRA's
- ◆ Life Insurance
- ◆ College Savings Investments

“Securities offered through Cambridge Investment Research, Inc. a broker-dealer Member FINRA/SIPC. Advisory Services offered through Cambridge Investment Research Advisors, Inc. A Registered Investment Advisor.”

**(713) 862-8245**  
Financial Advisor/  
Registered Representative  
1802 Locksford  
Houston, Texas  
77008  
Mobile: (713) 446-4317  
Fax: (713) 864-8853  
Email: ntritico@cambridgesecure.com

*Lazybrook Resident since 1965*



As of October 25, there are three homes that are Active listed between \$324,900 and \$625,000. They range from 1,521 square feet to 2,372 square feet – 3/1/2 to 4/2.5/2 and have been on the market between 1 and 70 days. The minimum psf asking price is \$213.61 and the maximum psf asking price is \$394.07.

There are seven Pending or Option Period Pending as of October 25. These properties range from 1,622 to 2,777 square feet offered from \$429,900 to \$759,000. These went under contract between 5 and 339 total days on market.

Between August 16 and October 25 there were ten closings in Lazybrook. The lowest sales price was \$309,611 for a 2/2 with 1,479 square feet that was on the market for 18 days. The highest was a 4/2.5/2 with 2,039 square feet that sold at \$595,000. The shortest time from listing to accepted contract was 4 days – the longest was 284 days. Five sellers contributed to Buyers closing costs from \$1,500 to \$6,000. One seller contributed \$735 for repairs. All Sellers paid for the Owners' Title policy.

## Stats for sales:

Days on Market:	average	77 days
Listing price:	average	\$476,080 (\$251.64 PSF)
Sale price:	average	\$463,461 (\$245.30 PSF)
Square footage:	average	1,911

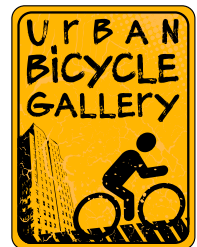
Lazybrook Rentals: Three rentals closed during those this period. They were on the market from 8 to 52 days, 1,718 square feet to 1,924 square feet and leased from \$2,000 to \$2,795 per month. As of October 25, there was one property actively for lease. It is a 3/1.5/2 with 1,413 square feet offered at \$1,895.

Information as reflected on the Houston Association of Realtors website.

Brenda Brummett

(713) 861-1710

[brendabhouston@comcast.net](mailto:brendabhouston@comcast.net)



713-863-0991

4810 Nett Street  
Houston, TX 77007

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

**Model home furniture and  
showroom clearance**



**Items up to 70% off retail  
price**

---

Choose from thousands of top brand upholstery, rugs, case goods, lighting, wall décor, decorative accents and faux floral in our 9,000+ SQ FT showroom

---

**We're Social...Connect with us on Social Media**



@ecfurnitureoutlet



facebook.com/ecfurnitureoutlet



**OAK FOREST**  
VETERINARY HOSPITAL

**NEW CLIENTS RECEIVE 10% OFF FIRST VISIT**

713.682.6351 • 2120 West 34th Street  
**OAKFORESTVET.COM**

*Serving Garden Oaks since 1987*



*Luxury Lawns*  
AND LANDSCAPING

Landscape Design and Installation  
Sprinkler System Installation & Repair  
Drainage Systems  
Full Service Lawn Maintenance  
Stonework  
Water Features  
Landscape Lighting

Family Owned and Operated  
References Available  
Satisfaction Guaranteed

**FREE ESTIMATES**  
DAVID BARTULA  
713.688.4244  
*Insured for your protection*

LI 7049

**Advertise your business here!**

Interested in advertising on Lazybrook.org or in the printed newsletter?

Ask about discounts for residents

**FARMER'S TERMITES**  
MANAGEMENT SERVICES



**Russell (Rusty) Farmer**  
3610 Ascot Lane, Houston, TX 77092  
T.P.C.L. 12276  
**713-681-2420**  
**www.FarmersTermite.com**

*Farmer's, a trusted name for over 30 years.*

**Farmer's Home Maintenance**

Russell (Rusty) Farmer  
Owner

3610 Ascot Lane  
Houston, Texas 77092

**713-681-2420**

Visit [www.lazybrook.org/advertising](http://www.lazybrook.org/advertising) for details about advertising opportunities and pricing.

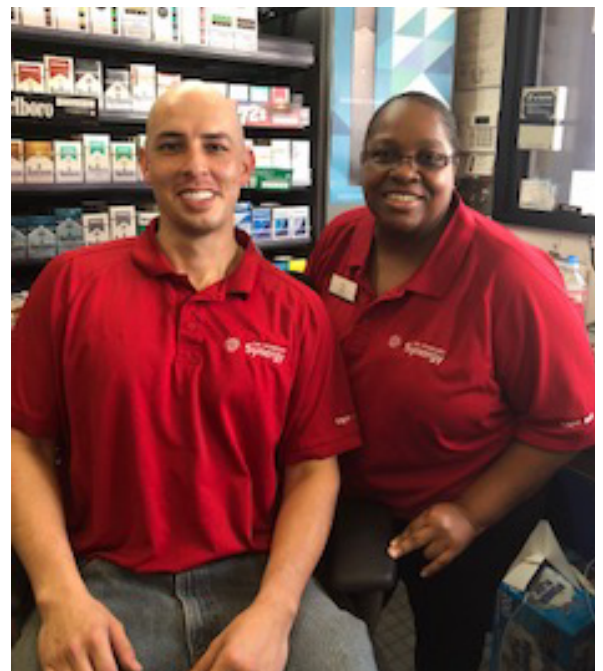
# A Special Thank You to Heights Mobil

In May 2001 I met Steve Mouzourakis at the Heights Mobil Station at 1622 18th Street. He gave me some caps for a donation for the Civic Club Meeting. They were a big hit. Prior to this donation Steve and his wife Heather showed up at the Meeting/Christmas Party with lots of Poinsettia Plants as a Christmas surprise. For several years Steve gave us many prizes: oil changes, lottery tickets, Chocolates, plants and gasoline.

In 2008 we were all saddened to learn of the sudden death of Steve in an accident. Heather quickly took over and we now know the station as Heights Mobil Car Care Center. Heather is usually at the station early every day and if you even need any help with your car she and her staff will take care of any problem for you. When you stop by you may also see some of your neighbors at the car center. Sometimes it seems to be a friendly gathering center.

Since 2008 Heather has given me 47 donations of gasoline for a door prize at the civic club meetings. I am grateful for her generosity towards the Civic Club, her friendship and the friendly and helpful staff at the Car Care Center.

Corresponding Secretary,  
Pat Koteras



# Lazybrook Mom's Club

We recently organized a night out at Painting with a Twist on 19th and it was a blast! Everyone brought home their own masterpiece ;)



And 'tis the season to get together - here are a few more upcoming events:

## *Friendsgiving Fall Potluck*

- Sunday, November 18 at 4pm
- Willowmoss cul-de-sac
- Wheel or walk on over to Willowmoss to enjoy a potluck with your neighbors! We'll provide a main dish so please sign up to bring a side.

## *Holiday Hayride and Pictures with Santa*

- Sunday, December 9 at 5pm
- Sea Queen Ct. cul-de-sac
- Come get pictures with Santa and enjoy a festive hayride to look at the holiday lights in the neighborhood! All neighbors - please turn your lights on early!

## *Parents Night - White Elephant Gift Exchange*

- Thursday, December 20
- Eureka Heights Brewery
- Grab a babysitter and a gift under \$20 and head on over to our favorite neighborhood brewery for a holiday gift exchange.

We will be planning a night at La Vista soon, too. Greg Gordon, the chef and owner of the neighborhood's hottest new restaurant is excited to meet the families of Lazybrook and Timbergrove.

More details on these events and more will be posted on the "Lazybrook Mom's Club" Facebook page, or feel free to reach out to [moms@lazybrook.org](mailto:moms@lazybrook.org).



# Lazybrook Sundays



**Live music**  
on the wine deck every  
Friday night

**Sunday Brunch Specials**  
\$2 mimosas

**Sunday Night Specials**  
half price wines  
by the glass After 5

**RAINBOW**  
**L O D G E**<sup>TM</sup>

Outstanding Gulf Seafood and Wild Game  
713.861.8666 • [rainbow-lodge.com](http://rainbow-lodge.com)

2011 Ella Boulevard at East TC Jester  
In the Heights

# 2018 Lazybrook Halloween Parade

On Halloween we had our annual Lazybrook parade and the rain didn't stop us! We got a lucky break in the clouds during trick-or-treating prime time and the ghouls and goblins came out! Thank you to all of the neighbors who participated by handing out goodies, and a big shout out to the Lazybrook Baptist Church for the much needed break from sugar with hot dogs and fun games. Here's a few of the great pictures of our Lazybrook Trick or Treaters!








Birgitt Haderlein, B.S. Certified, ACSM, ACE

**To Fit You**  
Fitness Studio

**You spend  
24 hours a day  
in your body.**

**Wouldn't you  
like to make  
the most of it?**

- Personal/Group Training
- Post Rehabilitation
- Wellness Coaching
- Nutrition

713-410-3376  
ToFitYou@sbcglobal.net  
ToFitYou.com  
1750 Seamist Dr.  
#170 Bldg 1, 77008

**NASH**   
**AIR CONDITIONING & HEATING**

713-462-NASH (6274)

Service • Installation • Maintenance • Commercial • Residential

*We are local, family owned and operated since 1984!*

www.nashmechanical.com  
Lic. - TACLA6290C




National Institute for  
AUTOMOTIVE  
SERVICE  
EXCELLENCE



**HEIGHTS MOBIL CAR CARE CENTER**

*"YOUR COMPLETE AUTOMOTIVE REPAIR CENTER"*

State Approved Emission Repair Facility  
Foreign and Domestic Repairs

Heather Mouzourakis  
1622 West 18th St  
Houston, Tx 77008

713-861-0389  
FAX 713-861-5236

# Keep In Touch

There are many ways to stay connected these days. Aside from attending the Civic Club meetings, you can stay in touch through the Lazybrook social media accounts on facebook and Nextdoor, or on our website, [www.lazybrook.org](http://www.lazybrook.org).

[lazybrook.org/facebook](http://lazybrook.org/facebook)



[lazybrook.org/nextdoor](http://lazybrook.org/nextdoor)

We are currently working hard to get our website up to date, please be patient during this process.

If you have specific ideas for the Civic Club or information you would like to share please e-mail the appropriate board member or committee chair.

As always, if you have community news updates for the Newsletter please contact Jessica Swafford at [newsletter@lazybrook.org](mailto:newsletter@lazybrook.org)



*Selling  
Houston's  
finest  
homes  
since 1985*



## STEVE LOUIS

### The Sign of an Exceptional Sales Associate

**SOLD**

*Direct: 713-623-5718*

*Mobil: 713-822-1667*

*Toll Free: 1-800-506-SOLD*

*Facebook: Steve Louis Sells Houston*  
[louis@coldwellbanker.com](mailto:louis@coldwellbanker.com)

[www.har.com/stevelouis](http://www.har.com/stevelouis)

**COLDWELL  
BANKER**

UNITED REALTORS®

Two Greenway Plaza, Suite 150  
Houston, TX 77046

# Block Captain Directory

Block Name	Block Captian/s	Contact Information
Brookmere	Carolyn Da Silva	713-864-8227
Brooktree (2002-2230)	Jeanne McDaniel	713-862-1833
Brooktree (2302-2510)	Barbara Lewis & Shawn Broussard	281-501-8888 / 832-474-2665
Crystal (1800)	Pat Koteras	713-864-4490
Crystal (2000)	Karen Bordas	713-306-0543
Foxwood	John Kaehler & Joe Ratsky	713-861-4177
Greengrass (1800)	Trish Cato	713-862-2427
Greengrass (2000)	Ilya Martinalbo	281-785-9540
Guese	Andy Diaz	713-725-0297
Haverhill (1600)	Sandy Schoellmann	
Haverhill (1700-1800)	Linda Taylor	713-248-4830
Lazybrook (2002-2111)	Jenny Estopinal	713-828-7165
Lazybrook (2114-2223)	D.J. Blanchard	713-791-3532
Lazybrook (2302-2327)	Mary Ann Bullard	281-794-9864
Lazybrook (2402-2423)	Barbara Stegent	713-864-0238
Lazybrook (2500-2600)	Shawn Broussard	832-474-2665
Locksford	Nathan Tritico & Alison McGallion	713-446-4317 / 832-423-3925
Mill Creek	Norma Sanchez	281-433-0338
Millwood (1800)	Cindy Magouirk	281-924-0149
Millwood (2000)	Melissa & Mark Cogle	713-371-6467 / 713-444-3351
Nauts	Bill Hunter	713-862-4809
Salford	Vicki Ellis	713-875-6890
Sea King	Ellie Johnson	713-253-6607
Sea Queen	Erin F. Palmer	713-253-3746
Seamist (1800)	Heather Fedun	281-744-6860
Seamist (2000)	Amy & Doug Finney	713-863-1666
Seaspray	Jo Crawford	713-864-0685
Tannehill (1500)	Jorge Sera	713-862-1360
Tannehill (1600)	Jessica Grizzaffi	832-316-2255
Tannehill (1700-1800)	Helen Brown (temp)	713-880-2445
Tattenhall	Jennifer Ofowitz & Tony Sullivan	713-306-0795
Watercrest	Catherine Sala & Dionne Ukleja	281-615-0624 / 713-542-8007
W. T.C. Jester	Rose Lopez	713-869-1942
Widdicomb (1800)	Judy Dyk	713-426-0502
Widdicomb (2000)	Amy/Doug Finney	713-863-1666
Willowby (1600)	Sandy Schoellmann	
Willowby (1700-1800)	Christy Bergeon	281-794-3302
Willowmoss (1800)	Patrice Tucker	713-862-7886
Willowmoss (2000)	Carol Herring & Cheri Mills	713-252-2972 / 713-553-1029

# November

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
* Trash will be collected the day after Thanksgiving				1 TRASH RECYCLING	2	3
4	5	6	7	8 TRASH	9	10
11	12	13	14 TREE WASTE	15 TRASH RECYCLING	16	17
18	19	20	21	22 Thanksgiving	23 *TRASH	24
25	26	27 Civic Club Mtg @7pm	28	29 TRASH RECYCLING	30	1 -Dec

# December

2	3 Hanukkah 	4	5	6 TRASH	7	8
9	10	11	12	13 TRASH RECYCLING	14	15
16	17	18	19 HEAVY TRASH	20 TRASH	21	22
23	24	25 Christmas Day 	26	27 TRASH RECYCLING	28	29
30	31 New Year's Eve	The City of Houston picks up tree waste only on ODD months and heavy trash on EVEN months. Pick-up is scheduled for Lazybrook on the 3rd Wednesday of the month.				

		1 New Year's Day	2	3 TRASH	4	5
6	7	8	9	10 TRASH RECYCLING	11	12
13	14	15	16 TREE WASTE	17 TRASH	18	19
20	21 MLK Jr. Day	22 Civic Club Mtg @7pm	23	24 TRASH RECYCLING	25	26
27	28	29	30	31 TRASH		