

Lazybrook

NEWSLETTER

November 2019



Inside This Issue

Civic Club Directory.....	1	Beautification Update	10
Letter from the President.....	2	Volunteering	11
Membership	3	Mom's Club	13
Events and Updates.....	4	Block Captain Directory	14
Security Update.....	6	Calendar	15
Yard of the Month.....	8		
Real Estate Corner	9		

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

December 3rd, 2019

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 the week of 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

Molly Slagle
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

December 3rd is our annual Christmas/Holiday party. We will have a very short business meeting then share snacks and socialize. Please come, bring something to share and get to know some of your neighbors.

See page 4 of this Newsletter for details on our annual Holiday Decorating contest. See a category you like? Get out there and start decorating for the win! Winners will receive a sign in their yard and be featured in the January issue of the Newsletter.

If you are leaving town please let one of your trusted neighbors know so you can be advised if there is any suspicious activity at your house.

We still need a volunteer for Landscape Support. For details see the President's Letter in the September 2019 newsletter. If you are interested in this position please contact me at president@lazybrook.org

Your President,

Judy Dyk

Join us at the Lazybrook Civic Club meetings for the chance to win door prizes!

Don't forget to thank our generous donors and Pat Koteris for her efforts gathering donations!

Be sure to return the favor and support these generous local businesses that donate to the Lazybrook Civic Club!

Bargain Foods Mart - 18th
Checkers - 18th & Mangum
Demeris BarBQ - NW Freeway @ 18th
Kojak's Fine Foods - 18th
Heights Mobil - 18th
Pizza Inn - 18th & Mangum
Athas Florist - Ella Blvd
Queen Donuts - 18th
Tony's Mexican Restaurant - Ella
The Spaghetti Western #2 - W TC Jester
Subway - 18th St



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



OAK FOREST
VETERINARY HOSPITAL

NEW CLIENTS RECEIVE 10% OFF FIRST VISIT

713.682.6351 • 2120 West 34th Street
OAKFORESTVET.COM

Join the Lazybrook Civic Club

Please pay your annual dues which are just **\$40** per household (per year) and help fund the programs we all benefit from.

39.3% of the households in Lazybrook having paid their dues so far for 2019.

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 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



LAZYPBROOK 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: LAZYPBROOK CIVIC CLUB
PO BOX 926181
HOUSTON, TX 77292-6181

Events and Updates

Holiday Decorating Contest



Don't forget to get out there and be festive this holiday season, you might just win one of the fun categories below in our annual Lazybrook Holiday Decoration Contest!!

Prettiest
Best Use Of Cartoon Characters
Most Patriotic
Best Santa Clause
Best Decorations With Wreaths
Best Block
Best Front Door Best Animation
Best Use Of Single Color

Most Creative
Best Lights In Motion
Best Nativity Scene
Most Religious
Most Childlike
Hall of Fame
Best Front Window



We had a total of 5 organized events throughout the neighborhood. All were well-attended and neighbors enjoyed meeting new families who have moved in as well as long-time residents. Lazybrook appreciated sponsorships from national partners Ring and Renewal by Anderson and enjoyed meeting representatives from some local political campaigns who stopped by. We will look forward to expanding to make next year's NNO even more successful so mark your calendars now for Tuesday, October 6, 2020!

- Megan Mooney

24/7 RESPONSIVENESS & RESULTS

From the listing of our home to the closing of our new home... Molly exceeding all expectations. With her followed advice from the staging and pricing of our home, we wear able to sale our home in less than 48 hours....above asking price! She was patient with all of our questions and so encouraging through the entire process! Molly is an expert in her field. She takes her responsibilities of her job seriously. She works from the heart and is a genuine joy to work with!" -Natalie

molly  slagle REAL ESTATE
A LAZYBROOK LOCAL



BERKSHIRE
HATHAWAY
HomeServices

Worldwide,
REALTORS®



713-471-0527

Molly@mollysoldit.com

Security Update

Citizens on Patrol Hours Logged

Aug 2019 - 25 hrs
Sept 2019 - 18 hrs
Oct 2019 - 23 hrs

Crime in the Neighborhood

9/13	- Theft From Vehicle	- 2000 W TC Jester Blvd
10/22	- Vandalism	- 2000 W TC Jester Blvd
10/23	- Vandalism	- 2400 W TC Jester Blvd
10/23	- Breaking & Entering	- 2000 W TC Jester Blvd
10/25	- Breaking & Entering	- 2600 W TC Jester Blvd
10/26	- Theft From Vehicle	- 2400 W TC Jester Blvd
11/6	- Breaking & Entering	- 2000 W TC Jester Blvd

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://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

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

WE ARE EXCITED TO ANNOUNCE THAT STEVE LOUIS HAS JOINED THE MOVEMETOTX TEAM. STEVE BRINGS OVER 30 YEARS OF EXPERIENCE AND A WEALTH OF KNOWLEDGE ABOUT THE LAZYPBROOK COMMUNITY. IF YOU HAVE QUESTIONS ABOUT THE REAL ESTATE MARKET, PLEASE CONTACT US TODAY!



**STEVE
LOUIS**

713-623-5718

louis@movemetotx.com



**RYAN
STEER**

832-271-5775

steer@movemetotx.com



**KATIE
DAY**

832-317-6006

katie@movemetotx.com

1835
Crystal Ct



October
Yard of the Month



1830
Seamist Ct



November
Yard of the Month



As of October 31, 2019, there were two homes that are Active listed at \$414,900 and \$419,900. They are 1,395 square feet and 1,468 square feet – 3/2/2 and 3/1.5/2 and have been on the market for 15 and 70 days. The minimum psf asking price is \$286.04 and the maximum psf asking price is \$297.42.

There were two Pending of October 31. Asking prices are \$450,000 to \$725,000. Sizes are 1,610 and 2,828 square feet. A 3/2/2 and 5/3.5/2 with PSF listing prices of from \$256.36 and \$279.50 and have been on the market for 102 and 179 days.

Six properties closed during this period; selling from \$340,000 to \$639,000. In all sales the Seller paid for the Owner's Title Policy. There was one Seller contribution to Buyer's closing costs of \$500.00. These homes range were either 3/2/1 or 3/2/2. Square footage ranged from 1,503 to 2,052. They were on the market between 2 and 141 days.

Stats for sales:

Days on Market:	average	84 days
Listing price:	average	\$474,633(\$275.15 PSF)
Sale price:	average	\$455,341 (\$263.63 PSF)
Square footage:	average	1,718

Lazybrook Rentals:

There are two for lease as of October 31. Listed for \$2,200, built in 1960 with 1,221 square feet - 3 bed, 1.5 bath and 2 car garage and for \$2,400 built in 1955 with 1,568 square feet – 3 bed, 1.5 bath and 1 car garage.

Two properties leased during this period - \$2,000 to \$2,750. Sizes range from 1,779 to 1,855 and were on the market between 9 and 56 days. One was a 3/2/2 and the other a 3/2.5/1.

Information as reflected on the Houston Association of Realtors website.

Brenda Brummett

(713) 861-1710

brendabhouston@comcast.net

JAMBRINACPA
Accounting & Tax Advisors

Brendan J. Muller CPA, EA
Partner
bmuller@jambrina.com

Office: 713.574.2377
Mobile: 713.562.7756
Fax: 713.456.2007
Skype: brendan.muller7

433 North Loop West, Houston, TX 77008
250 ED English Dr. Building 3 Unit C. Shenandoah, TX 77385
www.jambrinacpa.com

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

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

“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.”

Lazybrook Resident since 1965

Beautification Update

As of now, I have no more news on the landscaping at 610 and Jester. It is supposed to be finished in November.

Now is the ideal time to plant all trees and shrubbery except tropicals. They can establish in the cooler weather before the hot summer. Do remember to water if the rains fail.

If you would like to plant peas, the best time is about the first of December. They will need good sunlight and support for the vines.

Have a wonderful holiday season!

Carolyn Lehnert

Beautification Chair
~Carolyn Lehnert
(713)-864-3596
beautification@lazybrook.org

Advertise
your
business
here!

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

Ask
about
discounts
for residents
of Lazybrook!

URBAN
BICYCLE
GALLERY

713-863-0991

4810 Nett Street
Houston, TX 77007

www.urbanbicyclegallery.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

Visit www.lazybrook.org/advertising for details about advertising opportunities and pricing.

Volunteer Today

Dear Lazybrook neighbors,

We are in need of two Block Captains for the following blocks:

2000 Greengrass
1600 Haverhill

What does a block captain do? Here's a job description:

- Walk the newsletters to your assigned homes 6 times a year;
- Put out the meeting reminder sign in your yard (or a prominent corner yard, with permission of course) the weekend prior to the civic club meeting (I'll send you reminders);
- Put out the membership drive sign in your yard (or a prominent corner, with permission) for about a month once a year. The actual month is determined by the Membership Chair - this year it's May;
- Organize or recruit neighbors to organize a block gathering on National Night Out - this year it's October 1. You can join other blocks to share the event or go solo – it can be as simple or as elaborate as you choose.

Two more fun facts: you don't have to live on the block to be a Block Captain - you can volunteer wherever you might be needed. Also, you can grab a friend or neighbor to be a Co-Captain and share the duties.

Please call, text or email if you have questions or want to volunteer. You will become part of the life blood of Lazybrook and that's a great thing!

(Ms.) Eddie Yarbrough - Block Captain Chair
713-823-8430 (cell)
blockcaptain@lazybrook.org



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 713-410-3376
Post Rehabilitation ToFitYou@sbcglobal.net
Wellness Coaching ToFitYou.com
Nutrition 1750 Seamist Dr.
#170 Bldg 1, 77008

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



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.

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™

Outstanding Gulf Seafood and Wild Game

713.861.8666 • rainbow-lodge.com

2011 Ella Boulevard at East TC Jester
In the Heights

Mom's Club

Trick or treaters came out in droves for the annual Lazybrook Halloween Parade on Lazybrook Drive. Thank you to all our friendly neighbors who made this a special night, once again!

Be on the lookout for an announcement with details on the Holiday Hayride, Pictures with Santa, and White Elephant gift exchange!

Be sure to join the Lazybrook Mom's Facebook Page (search "Lazybrook Moms Group") if you have not already. If you're not on Facebook just send us a note and we'll make sure to include you in our email blasts. If you are interested in being a part of the Moms club or have an idea for a new event, feel free to organize it on the Facebook page or email us at

moms@lazybrook.org.



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



Mobil

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

Block Captain Directory

Block Name	Block Captain/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 Koteris	713-864-4490
Crystal (2000)	Denise Conine	832-647-4982
Foxwood	John Kaehler & Joe Ratsky	713-861-4177
Greengrass (1800)	Trish Cato	713-862-2427
Greengrass (2000)	Block Captain WANTED	Volunteer Today!!
Guese	Andy Diaz	713-725-0297
Haverhill (1600)	Block Captain WANTED	Volunteer Today!!
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	Maria Flores	713-545-6266
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)	Laura/John McCarver	713-504-8821
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

Connect with the Lazybrook Civic Club at our website (Lazybrook.org) or on Facebook and Nextdoor.



lazybrook.org/facebook



lazybrook.org/nextdoor

November

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
Next Civic Club Mtg is Tuesday December 3rd @7pm due to Thanksgiving					1	2
3	4	5	6	7 TRASH	8	9
10	11	12	13	14 TRASH RECYCLING	15	16
17	18	19	20 TREE WASTE	21 TRASH	22	23
24	25	26	27	28 Thanksgiving TRASH RECYCLING	29	30

December

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
1	2	3 Civic Club Mtg @7pm	4	5 TRASH	6	7
8	9	10	11	12 TRASH RECYCLING	13	14
15	16	17	18 HEAVY TRASH	19 TRASH	20	21
22	23	24 Christmas Eve	25 Christmas Day	26 TRASH RECYCLING	27	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.			

January

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