



### Inside the *PATRIOTIC* Edition:

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## President's Message by: Isaac Johary

Dear Neighbors,

Our last meeting was held at the JCC and we had over 40 residents.

It was nice to see new and old faces.

We talked about security of the neighborhood, deed restrictions, beautification, architectural control, and the budget.

We were supposed to have a speaker from the Waste Management Department but something came up and she could not make it. I hope we can have her for our next meeting.

Hurricane season is here. Please make sure that you have all you need just in case of emergency.

Last thing, we are very close to having our consent form for our new deed restrictions. We already have over 50% from most sections. Please complete the form. If you do not have one please contact your Block Director or contact me. This will allow us to

vote as a complete association and not one section at a time. Please try to attend the quarterly meeting. Get involve, get informed. This way you will get to meet some other members/resident and be informed of what is going on in the neighborhood.

If you have a topic or subject that you want to hear about for our next meetings please contact me with that information.

If you would like to volunteer on any of the committees, please let me know.

Thank you for all you do to improve our neighborhood and make it a valued place to live and raise our families.

Sincerely,  
Isaac Johary

*Isaac Johary*

President Marilyn Estates Association  
(713) 298-9799  
[isaac.johary@gmail.com](mailto:isaac.johary@gmail.com)

**NEXT  
MARILYN ESTATES  
MEETING**  
**Monday, Oct. 29, 7 PM**  
Evelyn Rubenstein  
Jewish Community Center

## Dear Friends in Marilyn Estates,

Mayor Turner and City Council voted to approve the Capital Improvement Plan (CIP) for FY2019 – FY2023. The CIP describes the major infrastructure improvements the City plans to make during the next five years, including street reconstructions, park upgrades, and library rehabilitations. District C is home to some of the most historic neighborhoods in Houston, as well as high levels of redevelopment and traffic. Due to the stress on our aging infrastructure, **Mayor Pro Tem Cohen has been pleased to secure the highest percentage of improvement projects of any district council member since her election in 2012.**

However, due to Hurricane Harvey's extensive toll on our city's infrastructure and budget, this year, new projects were not added to the CIP, to allow those dollars to go towards flood recovery. The expenses will be refunded by the federal government. For this reason, most projects approved on the current CIP are anticipated to have delayed commencement. Mayor Turner confirmed to Council Members that, while delayed, all projects remain on the list, and will be completed in the order they have been approved.

### Ongoing District C Project Highlights:

- Garden Oaks, Shepherd Park Plaza, and Candlelight Plaza – drainage improvements
- Greenbriar St, from Rice Blvd to Holcombe Blvd – total reconstruction

### Future Construction Highlights:

- Cottage Grove East – Director Haddock confirmed that, despite Harvey delays, construction for this project is still slated to begin in FY2019 (calendar year 2020).
- W. Alabama St, from Wesleyan to Main St – total reconstruction, staggered in partnership with the Upper Kirby TIRZ and Midtown TIRZ.

Sincerely,

Ellen R. Cohen  
City of Houston Mayor Pro Tem  
Council Member, District C

**EllenCohen**  
Houston City Council • District C



*Driving through Marilyn Estates from Memorial Day through Labor Day, one can sense a patriotic feeling seeing so many flags displayed. In addition, we see signs displaying candidates we support.*

## Vote on Flood Bonds in August

(an excerpt from a full article before the vote on the Flood Bonds last month)

On the one-year anniversary of Hurricane Harvey's landfall in Texas, Harris County will hold a \$2.5 billion bond election for projects to reduce the risk of flooding. Learn more about the proposed projects at [hcfcd.org/bond-program](http://hcfcd.org/bond-program).

And get ready for the next election: the Midterms on November 6!

The article above was written to encourage everyone to vote; many of us did and overwhelming numbers. The Bond Issue passed! So here is a thank you to all who voted.

Next, to repeat the last sentence, **Get ready for the next election: the Midterms on November 6th.**



*We care about our country and we care about our state and local representatives. Good for us!*

## Security Report

We continue to experience very low crime in our neighborhood with the help and alertness from our neighbors and our dedicated deputy Constable patrol. We need to continue watching for any suspicious people and vehicles in our area and calling Constable Precinct 5 dispatch at (281) 463-6666 and providing the location and description as soon as possible. Law enforcement strongly recommends installing cameras to record activity to be used as evidence and leading to arrest and conviction, in addition to having a home alarm system.

You are also encouraged to utilize the Constable website at [constablepct5.com](http://constablepct5.com) to get neighborhood news, and homeowners can sign up for crime alerts and select Marilyn Estates contract. You can also call Constable Precinct 5 dispatch to request vacation watch on your home, and a deputy will stop by to get your information for more immediate watch, or you can do this online if you can give at least 5 days notice before your trip from either using the link in the security section of our website: <http://www.marilynestates.com/> or <http://www.constablepct5.com/>.

Here are key security tips from Pct. 5 to keep in mind each day and night:

### Keeping Your Home Safe

Residents are asked to do their part in reducing the number of offenses by making sure their doors and windows are locked at all times. Leave lights on

outside, and do not leave valuable items in plain sight. If you have bushes near the house, keep them at a height where it is not easy for a potential burglar to hide behind them.

### Keeping Your Vehicle Safe

Residents are asked to do their part in reducing the number of offenses by locking their cars at all times, even if you're "just running inside for a second." If someone is watching, the moment you walk inside they could be in your car and gone before you get back. Please remove all valuable items from your vehicle, as well.

Be sure to program Constable Precinct 5 dispatch phone number (281) 463-6666 into your cell phone, and notify your alarm company to have this number entered into their system, preferably as first responder.

Thanks for all of your help and awareness in fighting crime.

With warmest regards,

Maury Sklar,

Security Director  
(713) 248-2257 cell  
[masklar@swbell.net](mailto:masklar@swbell.net)



**Avalon Insurance Agency**



**9660 Hillcroft Suite 240 - Houston TX 77096**

**Debbie Gehring**

**(O) 713-283-5202 (F) 866-929-5850**

**[Debbie@Avaloninsuranceagency.com](mailto:Debbie@Avaloninsuranceagency.com)**

**As an independent insurance agent we can offer the right coverages with the personal touch you would expect from your neighborhood insurance agent. Call us for a free quote or visit our website [www.Avaloninsuranceagency.com](http://www.Avaloninsuranceagency.com)**

**Resident of Marilyn Estates for 40 years**

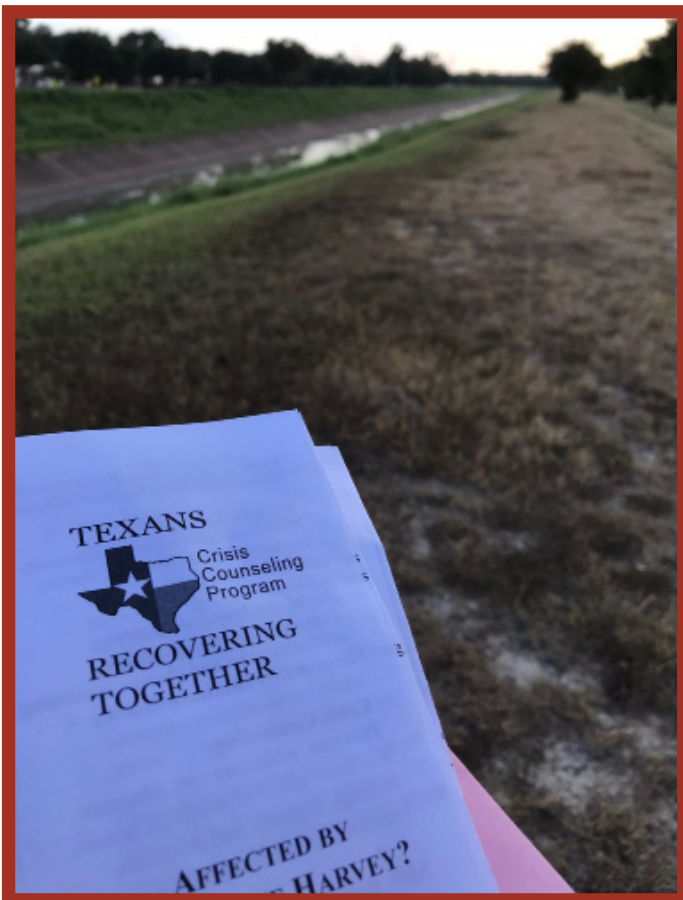
## Brays Channel Improvements

HCFD Press Release:

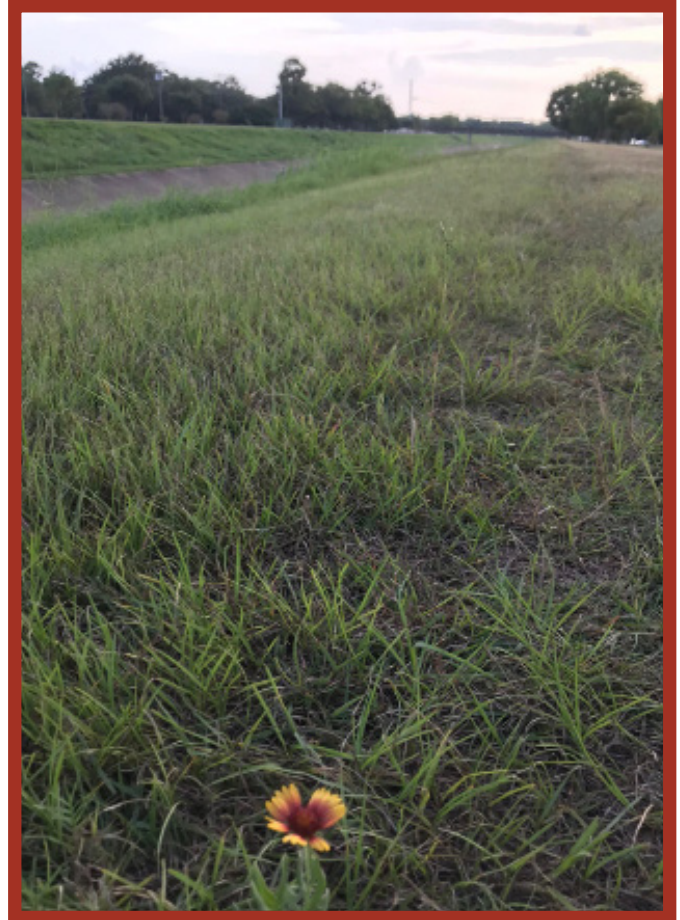
Construction Starts on Final Project Brays Channel Improvements from Loop 610 to Fondren Road \*

"On June 26, 2018, Harris County Commissioners Court awarded an \$11.72 million construction contract to lowest qualified bidder Serco Construction Group Ltd. for the channel improvement project. Preliminary work began in mid-July and is expected to be complete in approximately one year.

During this construction phase, Brays Bayou will be widened along an approximately 15,000-foot section from upstream of Loop 610 to 300 feet upstream of Fondren Road. (Bayou improvements will be made on the northern bank only between Loop 610 and South Rice Avenue.) A previous channel improvement segment from Buffalo Speedway to Loop 610, which began construction about one year ago, is approximately 90 percent complete. Additional



*Looking at the hopeful future of Brays Bayou on the anniversary of Harvey, August 26, 2018.*



*Harvey's anniversary brings good news as construction starts on the final project for improvements on the Brays Channel.*

bridge modification projects also are in or nearing the construction phase."

"When Project Brays is complete, it is expected to provide a 1 percent (100-year) level of flood protection upstream (west) of the Sam Houston Tollway. In areas downstream (east) of the tollway, Project Brays will reduce the number of structures at risk from a 1 percent (100-year) flood from 16,800 to 1,800."

Learn more about the Flood Control District and plans for the Brays Channel at [www.hcfcd.org](http://www.hcfcd.org).

\*Harris County Flood Control District. (August 7, 2018) Construction starts on final project brays channel improvements from loop 610 to Fondren road in meyerland area. <https://www.hcfcd.org/press-room/current-news/2018/08/construction-starts-on-final-project-brays-channel-improvements-from-loop-610-to-fondren-road-in-meyerland-area/>

## Gone, But Not Forgotten

Kolter Elementary School, opened in 1960, has been a gem in the HISD. It was transformed from an exemplary elementary school in the early years to a Foreign Language Magnet School, attracting children from all over the city.

Aging and "Harvey" recently forced Kolter to be demolished; it is currently an empty lot but construction will soon begin and we will all be the beneficiaries of a brand new school.



*"The sign for Kolter Elementary School shows the high water level that inundated the neighborhood...Aug. 28, 2017"*  
(Mark Mulligan / Houston Chronicle)

Marilyn Estates is located between Kolter and Parker School (a Music Magnet also in a new building), and Harmony Science Academy on S. Braeswood. These excellent schools will attract families with elementary age children to our neighborhood.



*Construction does not keep the youngsters from enrolling for the Fall.*

## Treasurer's Report

by Robert Gehring

**Marilyn Estates Association**

Q2 - Financial Summary 2018

	<b>2017</b>	<b>2018</b>
	<b>1st Half</b>	<b>1st Half</b>
<b>INCOME</b>		
Security- Current Year	\$103,699	\$99,654
Security - Previous Years	\$1,377	\$1,681
Dues - Current Year	\$30,041	\$28,903
Late Fees	\$1,006	\$692
Dues - Previous Years	\$474	\$505
Credit Card Fees	\$0	\$36
Fees - Refinance	\$150	\$100
Fees- Resale Certificate	\$225	\$375
Fees - Transfer	\$800	\$2,500
Advertising	\$330	\$225
Interest Income	\$95	\$285
NSF Fees	\$0	\$36
<b>TOTAL INCOME</b>	<b>\$138,234</b>	<b>\$135,013</b>

### EXPENSES

Bank Charges	\$53	\$12
Payment Processing	\$0	\$123
Meeting Expense	\$121	\$0
Office Supplies	\$269	\$0
Postage / PO Box	\$71	\$133
Newsletter	\$943	\$88
Insurance	\$4,557	\$4,562
Landscaping & Irrigation	\$2,030	\$1,323
Lawn Service (Contractual)	\$5,464	\$5,628
Tax Preparation	\$450	\$450
Security	\$52,552	\$53,763
Legal Fees	\$0	\$0
Website	\$0	\$0
Socials	\$0	\$0
<b>TOTAL EXPENSES</b>	<b>\$66,511</b>	<b>\$66,081</b>
<b>NET INCOME</b>	<b>\$71,724</b>	<b>\$68,932</b>

### BALANCE SHEET

B of A CD 12 mo. \$51K .02% 02/16/2019	\$51,988	\$52,119
Chase CD 13 mo. \$40K .25% 05/15/2019	\$40,544	\$40,717
Chase CD 18 mo. \$43K .25% 02/25/2018	\$43,684	\$43,896
Chase Operating Acct	\$124,214	\$125,937
Chase Savings Acct	\$39,025	\$39,023
<b>TOTAL ASSETS</b>	<b>\$299,456</b>	<b>\$301,697</b>

Account Receivable:

- 34 homeowners still owe for 2018 dues
- 7 homeowners have past due balances more than 1 yr.
- total outstanding balance = \$20,504.13

Home Sales:

- 25 homes sold in 1st half of 2018 vs. 10 in Q1 2017
- 17 total home sales in 2017 vs. 22 sold in 2016

# Marilyn Estates Association Minutes: Quarterly Meeting Monday, July 30, 2018 Jewish Community Center

President Isaac Johary began the meeting at 7:10 p.m. by welcoming all in attendance. Minutes were approved from the April 16 meeting. Isaac spoke with the management company for the property where the HEB was located. There are still talks ongoing with Trader Joe's and another grocery store about locating there.

## Treasurer

There are 34 homeowners who still owe 2018 dues and 7 homeowners who have past due balances more than 1 year. To date, the total outstanding balance is \$20,504.13. As of July, 25 homes have sold in 2018.

## Architectural Control Committee

Nancy Hixon reported that there have been new requests for roofs, fences and other exterior changes to homes. Chairman Michael Strickland is working with the architects and elevation companies trying to get diversity in the materials used to raise/build houses while retaining the continuity of the ranch style homes of the neighborhood.

## Maintenance and Beautification

Linda Minor reported that there was a leak that has now been repaired. A node from the sprinkler system was maliciously broken and we had to pay to have that replaced.



*MEA patriotism shown with a hand-painted flag by mother of MEA Gazette designer, Linden Carter*

## Security

Maury Sklar reminded us of the dispatch number for the constables' office, 281-463-6666. Call the Constable for a vacation watch if you will be traveling or if you see any suspicious activity.

## Welcome Committee

Susan Gubitz reported 11 homes were purchased in April - 7 from investors and only 4 by private home owners.

## Communication

No report

## Deed Restriction Committee

Linda Minor reported of the 70 violations, 43 are pending, 19 resolved and 8 are ongoing problems. There are 6 members of the committee who get out once or twice a month to enforce the deed restrictions. One of the issues is the signs placed in yards, including political, school and others. Approved signs include real estate, security, safe house and construction. Linda said the association's attorney, Lewis Jost, said signs with wording such as "In this house, we believe: Black Lives Matter" signs are considered protected political speech and are allowed any time. During an active campaign, political signs can be placed in yards no sooner than 90 days prior to early voting and removed no later than 10 days after the conclusion of the election.

To change the rule to include the approval of having school signs, the Executive Board would have to vote to approve. A motion was made to approve school signs pending agreement by the Executive Committee. Since we still have outstanding unsigned forms needed for the passage of our amended deed restrictions, President Johary will schedule a Saturday to gather at his home with a notary to have notary available for residents to come by and sign who have not yet signed come by.

## Old Business

None

## New Business

There was discussion on the bond issue that will be on the ballot on August 25th.

The meeting was adjourned at 8:05 p.m.

Respectfully submitted,  
Debra Suhl  
Recording Secretary

## Yards of the Quarter

Welcome back to more of our neighbors and some new ones as well. For your information, Marilyn Estates emphasizes that we all maintain our yards. Please read the guidelines below.

Notice: it is crucial for safety that every home has the address clearly posted.

The YOTQ will be judged four times a year, mid-January, mid-April, mid-July, mid-October. In addition there will be a Winter Holiday Front Yard Decoration contest; which will be judged in mid-December.

The criterion considered for YOTQ will be:

- Overall appearance of the front of your home.
- Excellent maintenance of total front yard i.e. grass mowed and edged.
- Bushes and trees trimmed
- Ornaments or decorations tastefully displayed.
- Except for pick up day, no garbage, recycle container or yard bags at curbside.
- Innovation and creativity will be taken into consideration.
- **To qualify for YOTQ, homes must have their address clearly visible from the street (this is a city ordinance).**



*Qualifier for YOTQ, a beautiful show of patriotism for Marilyn Estates*



*Marilyn Estate neighbors coming together to show their patriotism standing strong (Houston Strong).*

For the YOTQ, we are selecting a maximum of one home per block. In order to provide opportunities to recognize more homes, the YOTQ will only be awarded to any property only one time during the calendar year.

In rare instances, if no home qualifies, there will be no home recognized on the street.

9711 Braesmont	5438 Queensloch
9714 Burdine	5523 Queensloch
9718 Checkerboard	5430 Rutherglenn
5415 Cheena	5515 Rutherglenn
5435 Cheena	5402 Valkeith*
5506 Cheena	5503 Valkeith
9706 Chimney Rock	5426 Wigton
5422 Dumfries	5435 Wigton
5543 Dumfries	5518 Wigton
9710 Kit	5442 Wigton
5530 Lymbar	5423 Yarwell
9715 Oasis	5543 Yarwell
5427 Paisley	

Hard choices, so many beautiful front lawns.  
**Thank you neighbors!**

\*There were a few houses with lovely yards, however we could not see the address.

## Marilyn Estates Association Officers

### President

Isaac Johary 713-298-9799 isaac.johary@gmail.com

### Vice President

Martin Stalnakar 713-721-2752 mstalnakar@acumenpc.com

### Treasurer

Robert Gehring 281-773-7135 treasury@outlook.com

### Recording Secretary

Debra Suhl 713-728-3935 dlsuhl@comcast.net

### Corresponding Secretary

Martha Eaves 713-256-3484 marthaeaves@gmail.com

### Parliamentarian

Lynn Busch 713-723-4090 lynncarol8236@aol.com

## Marilyn Estates Association Committees

### Architectural Control

Michael Strickland 713-961-1323 ms@michaelstrickland.com

Nancy Hixon 713-728-9386 nshixon@att.net

Elizabeth Frankowski 713-729-6002 elizabethfrankowski@gmail.com

### Deed Restriction Enforcement

Linda Miner 713-826-8077 lindaminer999@att.net

Sam Musachia 713-501-5255 sam.musachia@sbcglobal.net

Marla Cotten 832-270-7282 marlacotten@gmail.com

Linda Maraldo 832-264-3546 lmaraldo@sbcglobal.net

Jim Taylor 832-269-1500 j.stay@hotmail.com

### Maintenance and Beautification

Linda Miner 713-826-8077 lindaminer999@att.net

Jonathan Shear 832-689-4274 shearhouse@hotmail.com

### Security

Maury Sklar 713-248-2257 masklar@swbell.net

Sheryl Sklar 713-728-8821 sherylwsklar@swbell.net

Steve Blechman 713-723-9884 sblechman@gmail.com

### Welcoming

Susan Gubitz 281-630-0642 steve.gubitz@att.net

### Communications

Marge Mayer 713-721-1230 margemayer8008@aol.com

C.J. Yeoman 713-729-8442 cjyeoman@sbcglobal.net

## Marilyn Estates Association Block Directors

### 5400 Lymbar

Linda Miner 713-826-8077 lindaminer999@att.net

### 5500 Lymbar

Randee Smolensky 713-729-9682 ransmo@aol.com

### 5400 Cheena

We need a volunteer for this position

### 5500 Cheena

We need a volunteer for this position

### 5400 Wigton

Doug Irr 713-295-0539 dmi2x@hotmail.com

### 5500 Wigton

Michael Bryant 713-504-2700 mbryant29@gmail.com

### 5400 Yarwell

Bob Hughes 713-721-2520 rwhughe1024@att.net

### 5500 Yarwell

Sam Musachia 713-721-7033 sam.musachia@sbcglobal.net

### 5400 Dumfries

Elizabeth Santikos 281-788-3220 esantikos@yahoo.com

### 5500 Dumfries

Linda Maraldo 713-729-7086 lmaraldo@sbcglobal.net

### 5400 Valkeith

Ed Fastow 713-553-7399 efastow@sbcglobal.net

### 5500 Valkeith

We need a volunteer for this position

### 5400 Rutherglenn

Ginger Flannery 713-723-2016 ginflannery@yahoo.com

### 5500 Rutherglenn

David Karesh 832.525.5519 kareshjunk@gmail.com

### 5400 Queensloch

Sam Camp 713-729-9931 spcamp@sbcglobal.net

### 5500 Queensloch

Mary Johnson 713-729-6392 nanaluluinhouston@comcast.net

### Paisley/Chimney Rock

Maury Sklar 713-728-8821 masklar@swbell.net

### Braesmont/Kit/Oasis

Sivakumur (Siva) Nanjundan 713-931-2547 yenyekay@hotmail.com

### Atwell /South Braeswood

Diane Gardner 832-876-1234 dianenativetexan@gmail.com

### Burdine/Checkerboard

Justin Turner 281-851-2780 jyturner@gmail.com

Harris County Constable (281) 463-6666

For a direct link for vacation watch contact:

[constablepct5.com](http://constablepct5.com)

## Marilyn Estates Contact Information

P.O. Box 35144, Houston, TX

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