



MARILYN ESTATES ASSOCIATION

January, 2024

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President's Report

Howdy neighbors!

Are we all enjoying our few weeks of winter yet? In August, when we're hoping for colder weather let's be careful for what we wish as we may get it!

Of most immediate interest to us is that the cost of our Harris County Precinct 5 patrol has increased by \$15 per household for the coming year. While our dues remain unchanged, your annual Marilyn Estates assessment cost is increasing to \$365/year. We chose to pass the full security cost increase along this year to avoid sticker shock if there is a similar cost increase next year.

NOTE: If you are past due with paying your MEA fees, please contact our Treasurer to discuss arrangements for a payment plan.

Treasurer: Mr. Robert Gehring -
treasurymea@outlook.com

Our Marilyn Estates Association is focused on the singular goal of protecting our investments. Our

ability to do so and the quality of service we all receive from our MEA is dependent on the quality of our volunteers. We have some important roles that are tailor-made for friendly people and our MEA needs your help. There are four open board positions for district directors from the blocks listed here: 5500 Wigton; 5400 Dumfries; 5500 Rutherglenn; 5400 Queensloch.

If you have a background in architecture, construction, or design, our Architectural Control Committee needs one or two more volunteers.

If you wish to volunteer to serve on our Board or on one of our many committees, you can make a positive difference for our neighborhood. Please contact me if you want more information about where we need help, what the duties are, and how much time is required. If you have questions, comments, or constructive criticism of our MEA operations please feel free to contact me.

I hope all of you had a satisfying holiday season and that 2024 brings you all health, happiness, peace, and prosperity.

Ira Bleiweiss
president.marilynestates@gmail.com

Security Committee

We all need to be the eyes and ears of our neighborhood and pay close attention. Report any suspicious people and vehicles by calling Constable Precinct 5 dispatch at 281-463-6666. Provide the location, description, and license plate number if you can see it and write it down.

Law enforcement recommends that each homeowner install a home alarm system along with security cameras to record activity. This can be used as evidence and lead to an arrest and conviction.

It is also encouraged that homeowners call Constable Precinct 5 dispatch to request vacation watch on your home; a deputy will stop by to get your information before your trip. You can also complete the online form at the website listed below. The link is also available on the Marilyn Estates website.

<https://constablepct5.com>

There are some other great programs offered by Precinct 5 in addition to vacation watch. These can all be found on the precinct's website. For example, the Silver Watch program for senior citizens will check on their safety and wellness, and Special Watch programs are designed for special circumstances such as stalking or illegal activity. (Be sure to use the official website and not search through google. That could send you to an unauthorized site):

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

As always, please lock your car doors with no visible valuables inside and keep garages closed and locked to avoid theft.

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

Happy New Year!

Maury Sklar
Security Director, Marilyn Estates Association
(713) 248-2257 cell
masklar@swbell.net



Deed Restrictions

Deed Restriction Enforcement Committee

Your Deed Restrictions Enforcement Committee continues to monitor and address issues with Block Directors and homeowners in an effort to preserve our deed restrictions and protect property values.

This quarter a total of 21 issues were addressed. Fortunately, most neighbors were receptive and therefore most violations were easily resolved. However, one Violation Notice was issued during the fourth quarter. To summarize 2023: the committee addressed a total of 137 issues with only six open at year's end. Much thanks and appreciation to a dedicated, understanding and reasonable committee - Linda Maraldo, Lindsey Rockoff, Nancy Hixon, Erik Danvers and Ed Fastow!

Fourth quarter 2023 issues stats:

- 6 Open, includes 0 Violation Notices

- 15 Resolved, includes 1 Violation Notice

Priorities for next quarter:

- Signs, Flags (section 20)

- General neglected property, overgrown yards (section 17.1)

- Sidewalks, low tree limbs (section 9.1)

- Garbage cans, yard or junk waste (section 25.1)

- Architectural Control Committee (section 3.1)

Committee members' contact info and current Deed Restrictions are accessible through the Marilyn Estates webpage at www.marilynestates.com

We welcome and encourage your input and participation!

Jim Taylor, Chairperson,

832-269-1500, j.stay@hotmail.com



Treasurer's Report - by Robert Gehring, Marilyn Estates Association

Q4 - 2023, Financial Summary

INCOME	Q1	Q2	Q3	Q4	YTD	Budget	vs Budget
Security - Current Year	\$91,628	\$23,164	\$2,808	\$889	\$118,489	\$119,000	-\$511
Security - Prior Years	\$107	\$530	\$785	\$68	\$1,489	\$3,800	-\$2,311
Dues - Current Year	\$22,907	\$5,791	\$702	\$226	\$29,626	\$29,500	\$126
Dues - Prior Years	\$28	\$140	\$210	\$18	\$396	\$1,205	-\$809
Fees - Late Fee	\$40	\$525	\$275	\$110	\$950	\$750	\$200
Fees - Credit Card Processing					\$0	\$50	-\$50
Fees - Refinance					\$0	\$150	-\$150
Fees - Resale Certificate		\$225	\$75	\$75	\$375	\$300	\$75
Fees - Transfer of Title		\$900	\$525	\$200	\$1,625	\$2,000	-\$375
Advertising					\$0	\$100	-\$100
Dividend Income	\$129	\$697	\$1,076	\$1,089	\$2,991	\$250	\$2,741
Interest Income	\$1,342	\$1,999	\$512	\$1,798	\$5,651	\$7,000	-\$1,349
Sign Grant from City		\$5,000			\$5,000	\$5,000	\$0
TOTAL INCOME	\$116,181	\$38,972	\$6,968	\$4,472	\$166,593	\$169,105	-\$2,512
EXPENSES							
Administrative							
ACH & CC processing					\$0	\$50	\$50
Copying / Printing		\$36		\$58	\$94	\$200	\$106
Meeting Expense				\$157	\$157	\$400	\$243
Office Supplies					\$0	\$400	\$400
Postage, PO Box	\$63	\$176			\$239	\$325	\$86
Bank Service Fees					\$0	\$0	\$0
Tax Preparation		\$1,650			\$1,650	\$0	-\$1,650
Communications							

Welcoming Committee			\$156		\$156	\$200	\$44
Email Marketing		\$218		\$155	\$373	\$220	-\$153
Social Budget		\$1,057		\$977	\$2,033	\$380	-\$1,653
President's Discretionary Budget					\$0	\$250	\$250
Newsletter					\$0	\$0	\$0
Website	\$6	\$6	\$6	\$6	\$26	\$450	\$424
Maintenance							
Flag Service					\$0	\$200	\$200
Flower Planting					\$0	\$3,250	\$3,250
Contingency					\$0	\$3,500	\$3,500
Sign Replacement	\$7,750	\$7,750			\$15,500	\$15,500	\$0
Lawn Service -Contractual	\$2,814	\$2,814	\$2,814	\$2,814	\$11,256	\$11,750	\$494
Insurance	\$7,798				\$7,798	\$6,050	-\$1,748
Legal Fees			\$2,151	\$1,220	\$3,371	\$4,500	\$1,129
Misc Expense					\$0	\$0	\$0
Security (net Barkley Reimburse)	\$30,370	\$30,370	\$31,107	\$31,882	\$123,729	\$121,480	-\$2,249
TOTAL EXPENSES	\$48,801	\$44,076	\$36,234	\$37,269	\$166,380	\$169,105	\$2,725
NET INCOME	\$67,380	-\$5,105	-\$29,266	-\$32,796	\$212	\$0	\$212

BALANCE SHEET

Chase Operating as of 12/31/2023 \$31,504
Chase Savings - 12/31/2023 \$468
Fidelity Investment - 12/31/2023 \$262,345

TOTAL ASSETS **\$294,316**

HOME SALES:

2023 - 16 homes
2022 - 35 homes
2021 - 46 homes

Accounts Receivable = \$20157.99

- 18 homeowners owe dues
- 7 past due > than 1 year

Maintenance and Beautification

Beautification and Maintenance

Happy New Year, Marilyn Estates neighbors! Thanks to our trusty Lawn Management Company (LMC), things continue to run smoothly with maintaining our esplanades. Sometime this spring we plan to bring our irrigation system back to good working order around our new monument sign at Chimney Rock/S. Braeswood. LMC will create a new flower bed with colorful plants to showcase our Marilyn Estates sign.

Barring any extreme weather events, the esplanade plants should do well. If anyone should notice a water leak or see any trees or oleanders in distress, please feel free to contact me. Any comments or questions are welcome. It's always a pleasure speaking with our Marilyn Estates homeowners.

Wishing you all a Healthy & Happy 2024!

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



HOUSTON BOTANIC GARDEN

By Nancy Hixon

If you are looking for inspiration for our now sad-looking gardens, you might want to consider a Springtime visit to the Houston Botanic Garden. Located at One Botanic Lane, a short 20-minute drive from Marilyn Estates along S. Loop 610 to exit 39, on I-45 S. (at the Hobby Airport exit). The Gardens are located on 132 acres along Sims Bayou and was opened to the public in September 2020. There are 2.5 miles of walking trails with easy access for those with limited mobility.

The Botanic Garden is a living museum for plants that is divided into sections; culinary, global, pine grove, coastal prairie, and stormwater wetlands. There are a variety of permanent sculptures scattered throughout the grounds as well as travelling exhibitions – currently *Glass in Flight* (thru Jan. 31st) and a holiday evening light show that has a different theme each year.

There is a lovely shop that has a variety of garden-related items and a covered area with tables and chairs, so bring along a picnic. Better yet, make a day of it and stop at the Houston Audubon Society, a living habitat for various raptors, and Glenbrook Park. All are located along the Bayou. Admission prices are: Adults- \$15, Children 3-15- \$10, Students- \$10.



Blue Morpho



Tree of Life

Yard of the Month



9717 Checkerboard



Yard of the Month is looking for a few new committee members who are interested in choosing awardees, taking pictures of the property, and prominently placing our sign on the lawn. Each committee member will get to choose one or two outstanding properties each quarter. This is a fun project. If you are interested in volunteering please contact Wendy Bleiweiss at:

Wendyb at hofferfurniture.com



Guest speaker Senior Commander Daryn Edwards now leads the HPD SW Patrol Division. He reported that violent crime rates are decreasing all over Houston. Commander Edwards is aware of shootings and crime at The Life at Jackson Square, a neighborhood apartment complex. SN 31 stays in communication with this division as well as the Harris County D.A.'s office to monitor high crime nuisance properties. We hope to continue building a strong relationship with Senior Commander Edwards and his officers and receiving monthly crime reports from the division. He promised to get the Differential Response Team involved in our area. This team works with communities to reduce crime and improve the quality of life through code enforcement.

Council Member Sallie Alcorn's office reported that they are working on apartment abatement issues as well as a composting grant program.

Council Member Kamin's office reported that construction will begin soon to address the street flooding on Beechnut, between 610 and east to the area near Congregation Beth Yeshurun.

The next meeting of SN 31 will be on January 22 (virtual meeting), and anyone who is interested may attend. Contact me for the zoom info.

Lynn Busch
SN31 Representative, Marilyn Estates
Lynncarol8236@aol.com

Billion dollar idea.

A smoke detector
that shuts off
when you yell

"I'm just cooking!"

Harris County progress on construction of Meyergrove detention basins

The overview

Work is moving forward on a Harris County Flood Control District project meant to reduce flooding in the lower portions of the Brays Bayou watershed.

The first of the two planned basins is located on a 7.5-acre site just inside Loop 610 between the bayou and North Braeswood Boulevard, at a site formerly occupied by Meyergrove Apartments, according to HCFCD officials. The second basin will be located on a smaller site in the median between North and South Braeswood Boulevard, and between the railroad crossing and Linkwood Drive.

The backstory

The project has been funded by just under \$10 million in federal funds. The project will also be funded in part by the HCFCD's 2018 bond program.

The larger, 7.7-acre basin will support overflow from Brays Bayou with a concrete weir, which will be constructed between the basin and Brays.

The project will also include a small lake with wetland plantings, creating a park-like setting, as well as new trail construction in the area. Part of the existing 4-foot-wide sidewalk along Braeswood will be expanded to a 10-foot-wide hike and bike trail.

The smaller, 3-acre basin will be a dry-bottom basin with a grassy bottom and will be designed to drain between rain events. It will hold 10 acre-feet of water. The two basins combined will have the capacity to store roughly 30.6 million gallons of stormwater.



Volunteer of the Quarter

Mr. Wes LaBeth has earned recognition as our Volunteer of the Quarter for his exemplary service in his role as District Director for 5500 Valkeith. Since stepping up to serve as his block representative on our Board of Directors, Mr. LaBeth has taken his responsibilities very seriously. He knows his neighbors, is doing a great job of making sure they know what's going on with our MEA, and most importantly, communicates his neighbors' comments, questions, and concerns about MEA and gets them the information they need. Thank you Wes for all you're doing to keep our Marilyn Estates a fantastic place to live!



Welcome Committee

Since our last quarter, we have six new residents. We delivered welcome bags with important information and phone numbers along with coupons and gifts from our local businesses. Welcome to our new neighbors!

Debra Suhl
713.724.3137 dlsuhl (at) [comcast.net](mailto:dlsuhl@comcast.net)



The biggest lie I tell
myself is
“I don’t need
to write that down,
I’ll remember it.”

Marilyn Estates Association Officers

(Please note that emails are formatted with at instead of the @ sign to prevent spoofing)

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Continued on the next page

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Continued on the next page

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