

# White Oak Springs NEWSLETTER October 2020

## WOS HOA BOARD OF DIRECTORS

Marie Godard, President ➤ Angela King, Vice-President ➤ Jay Hooper, Treasurer ➤ Natasha Fuller, Secretary ➤ Rick Scanlin, Director



ATTENTION

**The October In-Person Community Meeting is cancelled due to the COVID-19.**

**The Annual Elections Will be held VIRTUALLY!**

**\*\*\*See Website for details\*\*\***



**Sheriff's Non-Emergency Number  
(713) 221-6000 Option 6**

## September Yard of the Month

Congratulations to Hugh Lai for being our September 2020 Yard of the Month "Winner".

## August Yard of the Month

Congratulations to Teresita & Nelson Martinez for being our August 2020 Yard of the Month



## ANNOUNCING VIRTUAL ELECTIONS



Hello Neighbors:

Check out the WOS HOA Website ([www.whiteoakspringshoa.com](http://www.whiteoakspringshoa.com)) for important information on the 2020 Annual Elections in October.

**Due to COVID-19 the October Board Member elections WILL be virtual this year.**

The following is the process for the HOA Board Member election this October:

- There are 2 board positions open for voting in Oct 2020 (Come-Join-The-Board!!!)
- Nominations Ballots will be mailed out to homeowners with a return-by-date deadline
- Nominees should upload either a brief written bio, short video or a speech to be added to website for each candidate
  - Instructions will be provided to nominees on the ballot so get your written brief bio, speech or video ready
- Absentee Proxy forms will be mailed out to each homeowner
  - Proxy forms should be scanned and emailed or mailed by postal service back to APM by the deadline
- Voting will take place either by website voting, scanned email attachment to APM, or mailed in proxies to APM
- Voting by website will be open for 1 week. (Website voting tab is set to go live very soon)
- All votes will be confirmed and tallied up by Action Property Management for fair voting counts
- Candidates elected will be announced on the website & contacted by current HOA President
- New HOA Board will elect and appoint each board position for the year 2020-2021
- HOA Board positions will be updated in the **"HOME"** tab on the Website under **"Board of Directors"**

If you have any questions or comments on anything related to the WOS HOA, please use the "Send Comments/Questions Here" form on the website and a board member will respond within 24-hours.

Best Regards,  
WOS HOA Board

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## flock safety

We would like to thank everyone who participated in the voting process for the Flock Safety Camera initiative. Voting began in late June and concluded on July 31, 2020.

In order to keep the proposal on the table, we needed to have 10% quorum from our 140 homeowners in the community to participate in the voting.

The voting was a success and we received 22% participation in total; where 18% of the votes received were in favor of the Flock Cameras and only 4% were opposed.

Please note that the WOS HOA, will proceed with a camera security option, in the upcoming few months. Thanks, your WOS HOA Board!




### Parking Courtesy at WOS


- Use your driveway instead of the street
- Do not park over the sidewalk
- Do not park on the lawn
- **If you have to park in the street, do not park directly across from another car** (When cars are parked this way, there is not enough room for emergency vehicles to get through or your neighbor's larger vehicles)
- Do not park directly across from another driveway (This makes it hard to get out of the other driveway)



- Be courteous to your neighbors, it will make for better driving for everyone!



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You may do so by going to the WEBSITE HOME page/tab and sending this info on the Comment Form.

## Halloween Health and Safety Tips

For many people, autumn events like Halloween and Harvest Day are fun times to dress up in costumes, go trick-or-treating, attend parties, and eat yummy treats. These events are also opportunities to provide nutritious snacks, get physical activity, and focus on safety.

Below are tips to help make the festivities fun and safe for trick-or-treaters and party guests.



### Going trick-or-treating?

- Swords, knives, and similar costume accessories should be short, soft, and flexible.
- Avoid trick-or-treating alone. Walk in groups or with a trusted adult.
- Fasten reflective tape to costumes and bags to help drivers see you.
- Examine all treats for choking hazards and tampering before eating them. Limit the amount of treats you eat.
- Hold a flashlight while trick-or-treating to help you see and others see you. Always WALK and don't run from house to house.
- Always test make-up in a small area first. Remove it before bedtime to prevent possible skin and eye irritation.
- Look both ways before crossing the street. Use established crosswalks wherever possible.
- Lower your risk for serious eye injury by not wearing decorative contact lenses.
- Only walk on sidewalks whenever possible, or on the far edge of the road facing traffic to stay safe.
- Wear well-fitting masks, costumes, and shoes to avoid blocked vision, trips, and falls.
- Eat only factory-wrapped treats. Avoid eating homemade treats made by strangers.
- Enter homes only if you're with a trusted adult.
- Never walk near lit candles or luminaries. Be sure to wear flame-resistant costumes.

### Expecting trick-or-treaters or party guests?

- Provide healthier treats for trick-or-treaters such as low-calorie treats and drinks. For party guests, offer a variety of fruits, vegetables, and cheeses.
- Use party games and trick-or-treat time as an opportunity for kids to get their daily dose of 60 minutes of physical activity.
- Be sure walking areas and stairs are well-lit and free of obstacles that could result in falls.
- Keep candle-lit jack-o'-lanterns and luminaries away from doorsteps, walkways, landings, and curtains. Place them on sturdy tables, keep them out of the reach of pets and small children, and never leave them unattended.
- Remind drivers to watch out for trick-or-treaters and to drive safely.





### Halloween Pedestrian Safety Tips:

- A responsible adult should accompany young children on the neighborhood rounds.
- Cross the street at corners, using traffic signals and crosswalks. Look left, right and left again when crossing and keep looking as you cross.
- Teach children to make eye contact with drivers before crossing in front of them.
- Watch for cars that are turning or backing up. Teach children to never dart out into the street or cross between parked cars.
- Children and adults are reminded to put electronic devices down, keep heads up and walk, don't run, across the street.
- If your older children are going alone, plan and review a route acceptable to you.
- Agree on a specific time children should return home.
- Teach your children never to enter a stranger's home or car.
- Instruct children to travel only in familiar, well-lit areas and stick with their friends.
- Tell your children not to eat any treats until they return home.
- Have kids carry glow sticks or flashlights to help them see and be seen by drivers.

Children and adults tend to be preoccupied and may not pay as much attention to safety as they should. They may not see your vehicle or just assume that you see them automatically. Stay on the defensive and you shouldn't have a problem while driving on Halloween night.

Follow these tips to help make the festivities fun and safe for everyone!



### HAPPY ANNOUNCEMENTS!

Have any wedding, birthday, graduation or other special day announcements?

Want to thank someone for doing something great for you?

Email

[woshoaboard@gmail.com](mailto:woshoaboard@gmail.com)

with the subject "Newsletter Announcement" and we will post it right here in our newsletter!

### WHITE OAK SPRINGS ASSESSMENT FEES DURING COVID-19 PAYMENT OPTIONS

Many homeowners are able to pay their 2021 dues that will be mailed in November 2020.

During these COVID-19 Challenging times, we are fortunate to have payments plans available with our managing company, Action Property Management. See the Website under "Documents" and scroll down to "White Oak Springs Payment Plan" or contact Action Property (713) 686-4692 for options and details about payment plans.

Website documents URL:

<https://www.whiteoakspringshoa.com/documents>

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A collage of four smiling people's faces, likely representing clients or staff of the business.

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MAKING YOUR  
EVENT MEMORABLE



## WHITE OAK SPRINGS – MUD#248 WALKING TRAILS UPDATE – 8.12.2020

The Walking Trails are complete for both White Oak Falls and White Oak Springs.

Please everyone enjoy the trails and help to keep them nice.



The MUD#248, who generously provided the trails “free of charge” has installed “Rule Signs” for the safety of the Walking Trails and grasslands on their property, WOS Community, and other surrounding neighborhoods and businesses.

While everyone is enjoying the walking trails, let’s all respect and follow the rules listing on the “Rules Sign” by MUD#248.



Benches and trash bins have been installed. The Water District # 61, who is the operator for MUD District # 248 will be taking care of emptying the trash bins.



Collards with chain-linked were added for safety as several neighbors were seen going up and down the cement swales which is not part of the Walking Trails and therefore is discouraged so no one gets hurt.

White Oak Springs

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

## WHITE OAK SPRINGS – MUD#248 WALKING TRAILS UPDATE – 8.12.2020



The “green” paint that has been painted on the Walking Trails has been painted where the cement is thicker and marked as this will be where the tractor that mowed the grasslands will cross. This will minimize damages to the cement sections.



Walking Trails showing the sides are mowed more often than the grasslands for a more enjoyable walking trail and walks.

While everyone is enjoying the walking trails, let’s all respect and follow the rules listed on the “Rules Sign” by MUD#248.

**Please Don't Litter**



**Help Keep Your Community Clean**



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## Architectural Improvement Requests: Some Questions Answered

### WHEN TO SUBMIT A REQUEST

Most exterior home changes require approval from the HOA Architectural Control Committee (ACC). These may include pools, playscapes, outdoor kitchens, decks, fences, pergolas, satellite dishes, changes in exterior paint colors, sprinkler systems, driveway/sidewalk repair or extensions, trampolines, roofs, solar systems, storage sheds, etc.

Owners (NOT Contractors) are responsible for submitting all relevant documents.

When "replacing" annual plants/flowers in a bed with native Texas plants, ACC approval is not necessary. However, if completing a full landscaping plan, planting additional trees, you must submit a full landscape plan which lists all materials planted, location, etc. and submit an ACC application prior to completing work.

### CITY PERMITS VS. HOA APPROVAL

City ordinances differ from the HOA documents because they are two separate entities.

When making large changes to structures, pool, outdoor kitchens, driveway/sidewalk repair, roofs, etc. compliance is required for both entities the same as one must comply with both state and county regulations. The city may approve things that are not in compliance with WOS HOA deed restrictions. Your contractor can advise you on permits needed with the "City". Rule of thumb, if you hire a contractor, you will need approval from the HOA and must submit an ACC application.

**Approvals from BOTH entities are required for many outdoor projects, so don't forget to submit your project well in advance of the project start date.**

### Steps to take to help avoid delays on your ACC application:

- Include all requested and relevant information in the initial submission.
- Submit different projects separately to avoid delay in one impacting all projects
- Submit detailed plans including materials, dimensions, photos, marked survey and anything to detail a clear scope of your project
- If you are unsure, contact APM, or complete the question/comment form on the WOS HOA Website.

ACC applications can be downloaded from the WOS HOA website and submitted to APM, they will in turn submit to the Architectural Control Committee for approval.

### "WHITE OAK SPRINGS IS A DEED RESTRICTIONS ENFORCED COMMUNITY – ACC Applications Must Be Approved Before Any Improvements"

White Oak Springs community's covenants, conditions and restrictions (CCRs) require owners to obtain prior written approval for changes or improvements to the exterior of their property. As a few examples, this includes painting a different color, installing a fence or basketball goal, removing one or more trees (whether alive, dead or diseased), adding a planting bed or making other significant landscape changes. The application process will be smoother if your change is consistent with White Oak Spring's CCR's (Declaration of Covenants, Conditions and Restrictions) and Architectural and Landscape Guidelines.





## FIRE PREVENTION MONTH 2020

October is Fire Prevention Month! The goal of Fire Prevention Month (and week October 4<sup>th</sup> – 10<sup>th</sup>) is to raise fire safety awareness and help ensure your home and family has a plan and is ready for the unexpected. In 1922, the National Fire Protection Association (NFPA) named the second week of October Fire Prevention Week in commemoration of the Great Chicago Fire in 1871. During this month, fire departments provide education to their communities, and encourage parents and loved ones to practice fire safety and whole home safety.

The NFPA's 2020 campaign for Fire Safety Month is, "Serve Up Fire Safety in the Kitchen." Be ready at home by installing smoke and carbon monoxide alarms, as well as having fire extinguishers at home. Here are some tips to help you be ready.

### Did You Know?

Fire Prevention week is the perfect time talk with your whole family about fire safety – include testing alarms, changing the batteries or upgrading to 10-year sealed battery alarms, how to use a fire extinguisher and escape route planning.


- **3 of every 5** home fire deaths resulted from fires in homes with no working smoke alarms
- Less than **50%** of homeowners have an escape plan
- Carbon monoxide (CO) is the **#1** cause of accidental death
- **60%** of consumers do not test their smoke and CO alarms monthly\*
- Only **47%** of people report having CO alarms in their home
- Just **43%** of homeowners have an escape plan\*
- Unattended cooking is the **#1** cause of home fires





### Are You Ready at Home?

We urge you to practice whole home safety, so you and your family are ready for the unexpected this Fire Prevention Week and Month. Having functioning alarms installed throughout your home is the first line of defense for fire prevention. Smoke and CO alarms should be placed on every level of the home, including the basement, as well as inside and outside each bedroom. Fire extinguishers should also be placed on every level of the home, especially in the kitchen and garage. Create and practice a home escape plan, it is an essential step in making sure your whole family knows what to do in case of emergency. Identify escape routes from each room in your home and choose a safe meeting place outside. If you have younger family members, make sure they know how to dial 911. Please don't forget to have an evacuation plan in place for your pets, the fire department has window static clings you can place on entry windows to alert them on the pets that reside in the home. Two story homes should invest in a fire safety ladder for the second story, they can be used on standard windowsills and stored under a bed or in a closet for easy access.



 **Smoke Alarm**  
One on every level and in every bedroom

 **Carbon Monoxide Alarm**  
One on every level and in every bedroom

 **Fire Extinguisher**  
One on every level, plus kitchen and garage

For more information about "Fire Prevention Week" and other great tips for fire protection, visit the National Fire Protection Association website at [www.fpw.org](http://www.fpw.org).



## COVID-19 – Activities by Risk Level

As more activities become available, it is important to understand the relative risk of an activity before deciding to be involved.

Four Michigan health experts were asked to assess the risk of various activities in the spread of the coronavirus. The doctor's point to five factors that contribute to risk:

- (1) Indoors or outdoors;
- (2) Proximity to others (ability to socially distance);
- (3) Exposure time (close or casual contact);
- (4) Likelihood of compliance;
- (5) Personal risk level.

The doctors assigned a risk level to a number of activities, with a score of 10 being the most risky and 1 being the least risky.

The doctors also emphasize the importance of individual decisions. Not only the decision to participate in the activity, but the adherence to the basic risk mitigation techniques:

- (1) Wash or sanitize your hands frequently and don't touch your face;
- (2) Wear a face covering;
- (3) Practice social distancing at all times.

**Remember: "No task is so important that it be done at the risk of Safety." and "Safe operations, reliable operations, and doing the right thing are our core values."**

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## CORONAVIRUS RISK LEVEL BY ACTIVITY

Risk Level High	<b>9</b>	• Bars	• Large Music Concerts	
	<b>8</b>	• Buffets • Sports Stadiums	• Gyms • Amusement Parks	• Churches
	<b>7</b>	• Basketball	• Public Pools	• Schools
Risk Level Medium	<b>6</b>	• Casinos • Restaurants, Indoor Seating	• Playgrounds • Hair Salons, Barbershops	• Pontoon Boat Rides • Movie Theaters
	<b>5</b>	• Dinner Parties at a House • Airplanes	• Backyard Barbecues • Malls	• Beaches • Bowling
	<b>4</b>	• Dentist's Office • Walking in a Busy Downtown	• Offices • Doctor's Waiting Rooms	• Eating Outside at a Restaurant
	<b>3</b>	• Getting Groceries • Camping	• Hotels • Golfing	• Libraries and Museums
	<b>2</b>	• Going for a Walk, Run or Bike Ride with Others	• Getting Fuel	
Risk Level Low	<b>1</b>	• Getting Takeout from a Restaurant	• Playing Tennis	

SOURCE: MLIVE

**Note:** The relative risk of an activity can be affected by a number of factors. The table is a partial list of examples and is not intended to be all inclusive.

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October 2020

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