



# BRIARGROVE PARK NEWSLETTER

#248

Published by the BGP Property Owners Association

December 2024

713-782-6761

[www.briargrovepark.org](http://www.briargrovepark.org)

**The BGP Newsletter is Online**

**[www.briargrovepark.org](http://www.briargrovepark.org)**

*(If you need a printed copy,  
please contact the BGP Office)*

**Holiday Light Contest: 12/15**

**See Details on Page 10**

**Stay Informed!**

**Sign up for BGP emails  
[www.briargrovepark.org](http://www.briargrovepark.org)**

**ACC Meeting**

**1st Wednesday of each month, 6pm**

**BGP Board Meeting**

**3rd Wednesday of each month, 7 pm**

**No meeting in December**

## Winter 2024 Calendar

	<b>December 4</b>
Wednesday	ACC Meeting 6 pm
	<b>December 15</b>
Sunday	Holiday Light Contest
	<b>December 16</b>
Monday	Women's Club Day Trip
	<b>December 18</b>
Wednesday	Women's Club Holiday Party 10 am
	<b>January 1</b>
Wednesday	ACC Meeting 6 pm
	<b>January 15</b>
Wednesday	Women's Club General Meeting 9:30 am, Ascension Church
	<b>January 15</b>
Wednesday	BGP Board Meeting 7 pm
	<b>February 5</b>
Wednesday	ACC Meeting 6 pm
	<b>February 19</b>
Wednesday	BGP Board Meeting 7 pm
	<b>February 19</b>
Wednesday	Women's Club General Meeting 9:30 am, Ascension Church

happy holidays!



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## **BGP BOARD OF DIRECTORS**

President	Wendy Wall
Vice President	Melissa Magee
Treasurer	Courtney Hencke
Secretary	Susan Stanton
Director	Kaylan Caballero
Director	Charles Rogers
Director	David Gaffney

## **BGP COMMITTEES/ORGANIZATIONS**

<u><b>COMMITTEE</b></u>	<u><b>CHAIRPERSON</b></u>	<u><b>BOARD LIAISON</b></u>
Architectural Control	Kristin Kautz	Wendy Wall
Citizens on Patrol	Open	
Newsletter	Cathy Harper	
Playground	Kaylan Caballero	
Swimming Pool	Kaylan Caballero	
Tennis	Dan Kesterson	
<u><b>ORGANIZATION</b></u>	<u><b>CHAIRPERSON</b></u>	
Mothers' Club	Amanda Austin, Deidre Kohlrus	
Swim Team Booster Club	Emily Burke, Vanessa Ellis	
Women's Club	Darlene McKeever	
Sportsmen's Club	Daniel Ludwig	

## **LEND A HELPING HAND—VOLUNTEER IN BGP**

The Briargrove Park Board of Directors invites you to volunteer in our ongoing committees and teams. If you are willing to “lend a hand,” please go to the [briargrovepark.org](http://briargrovepark.org) and click the link to sign up.

Architectural Control	Beautification Team (New)	Citizens on Patrol
Playground Committee	Pool Committee	Swim Team Booster Club
Security Team (New)	Tennis Committee	

## FROM THE BGP BOARD PRESIDENT

Hello Friends and Neighbors!

I hope you have all enjoyed a blessed fall season and found time to relax with family and friends. Halloween was a festive time in BGP. Many decorated their homes and children hit the streets in search of treats. The holiday spirit is everywhere and once again our neighborhood is full of light and joy. The Moms' Club will be judging the Holiday Lights Contest on December 15th. A big thank you to these women who go above and beyond to make BGP an outstanding place to live! Drive slowly in the evenings to enjoy the lights and be mindful of those out walking as well. Thank you for doing your part to keep BGP looking great year-round!

The Women's Club does a fabulous job decorating the entrances to BGP each year. Thank you for dedicating your time and efforts to bring festivity to our neighborhood! The Women's Club has also been hosting their fall activities again. It is exciting that our established community groups are gathering again!

Here are the latest neighborhood updates.

Clubhouse update – I know everyone is curious about the clubhouse and where this project stands, and I finally have what I hope you see as good news. The City still is not budging on the drainage issue. It is “in the works” but still has not passed; hence, the board has decided to renovate the current clubhouse. We have already received our potential bids and are working to kick off this project. This renovation needs to be our priority. Why? Because we need a place to conduct daily business. The list of issues with our current clubhouse is quite long.

I know parents are wondering about another water feature for the little children in our neighborhood. We have met with potential contractors and are awaiting bids, considering three different systems, and still researching insurance costs. The issue is that this feature will be available all year and may increase our liability. We will keep you updated once we conclude our final research.

Annual maintenance fees – The annual homeowners' maintenance fee invoice will be emailed the first week of December. We had some increases in our contracts this year, so the fee will increase \$20 for a total of \$765. Should you care to review it, the 2025 budget will be on file at the office once we approve next year's vendor contracts.

Lamp posts – I know we've all noticed how early the sun goes down now, so as a reminder, all properties with homes are required to have working post lights. This is the only street lighting available to most of BGP so it is critical that all residents maintain their post light(s). If your light needs a new mantle, needs to be relit or needs the glass panes replaced, please call the office or complete the form online so they can arrange for the lamplighter to service your light. If your post light needs service beyond those mentioned above, the lamplighter will advise you of those needs and you may choose how to proceed with repairs. A nonworking post light is a deed restriction violation.

Texas Pride – Texas Pride continues to be the trash service provider for BGP. As a reminder, back door trash collection is available to all residents, so you are not required to take your trash cans to the curb. Yard waste must be left at the curb for collection, but it should not be at the curb until the *evening before* trash collection. Heavy trash pickup is available on the first and third Wednesday of each month. The definition of heavy trash and other important details are located on our website. Should you have any questions or issues, please contact the BGP office. Also, please remember recycling is a separate, private contract between the homeowner and Texas Pride. Finally, Christmas and New Year’s both fall on a Wednesday this year. This means that we will have no service on either day. We will have our regular service on Saturday, so please plan accordingly. As a result, I ask that you please be patient, and please be nice to the office staff.

Office updates – Speaking of kindness, when contacting the office, please remember the adage that a little kindness goes a long way. I have been in the office when neighbors call to voice their concerns regarding one issue or another and have not been very kind. BGP is incredibly fortunate to have on-site office staff to meet the many needs of our facilities and residents. Our office manager, Stefany Taylor has worked for Briargrove Park for almost 10 years and knows this neighborhood and our deed restrictions quite well. She has probably helped all of us in some capacity during her tenure, and she is invaluable to the day-to-day operations in the office. She has led the charge to move our records into this century by transferring all our files on to the cloud, recently completing our annual audit and she is helping to coordinate the building of the new clubhouse in addition to her regular tasks. I ask that you remember we have more than 1,400 homes in BGP with only two office workers, so please be kind to her and any other staff in the front office.

Office support – As I continue to spend more time in the office, I realize what exactly Stefany can and cannot do. A lot of this I did not realize until I became president, so I thought I would share a few reminders. Stefany *cannot* help you with your electricity, cable or any other utility – *except for* garbage pickup. Stefany *can* help you with deed restriction issues such as inoperable light posts but *not* issues between neighbors. She *cannot* help you with street pavement issues like potholes (because they are City-funded, but the board of directors can try to help) but she *can* help you with issues on the medians and BGP-owned property like the playground. The bottom line is she cannot help you with your private property (cable, tree limbs, neighbor issues, etc.) but she can help you with anything that violates the deed restrictions or anything that impacts our neighborhood assets, neighborhood facilities, vendor contracts, Architectural Control Committee, etc. She will also direct you as to when the Board of Directors needs to be involved. When in doubt call her, she’s happy to help or hop onto [www.briargrovepark.org](http://www.briargrovepark.org) to learn more.

On behalf of the Board of Directors, I wish you all a joyous holiday season and a New Year filled with many blessings!

All my best,  
Wendy Wall  
BGP Board of Directors President



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**Reminder!**



**2025 Briargrove Park  
Maintenance Invoices  
were emailed in November.**

If you did not receive your invoice, please  
notify the office at 713-782-6761.

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PROPERTIES

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HOME AND LOT SALES  
PROPERTY MANAGEMENT  
FARM AND RANCH





## Bayou Swim League (BSL) 2025 Meet Schedule

Date	Time	Meet	Location
May 7	4:00	Texas Swim Shop at Practice	BGP pool
May 17	TBD	Time Trials (BGP only)	Bgp pool
May 19	4:00	Team photos	BGP pool
May 31	9:00	Dual meet tbd	Tbd
June 9	5:00	BGP vs walnut bend	Walnut Bend
June 14	9:00	Dual meet tbd	Tbd
June 18	5:00	Relay Meet Invitational	BGP pool
June 21	9:00	Dual meet tbd	Tbd
June 26	5:00	Pep Rally & Poster Contrst	BGP pavilion
June 27	9:00	BSL Prelims**	Briar Village
June 28	9:00	BSL Finals***	Briar Village
June 28	2:00	End of Season BGP Party	BGP Pool

## BGP Stars 2025 Practice Schedule

May 1- May 30

Afternoons only, Monday-Friday

6&Under	4:15-4:55
7&8	4:55-5:35
9&Up	5:35-6:15

June 2 - June 26

Monday-Friday (Mornings)

6&Under	8:00-8:40
7&8	8:40-9:20
9&Up	9:20-10:00

Tuesday, Wednesday, Thursday (Afternoons)

6&Under	3:00-3:40
7&8	3:40-4:20
9&Up	4:20-5:00

\*MUST SWIM IN AT LEAST (1) MEET TO BE ABLE TO SWIM IN RELAY MEET

\*\*MUST SWIM IN AT LEAST (2) MEETS TO BE ABLE TO SWIM IN PRELIMS MEET

\*\*\*TOP (12) INDIVIDUALS/(6) RELAYS IN EACH EVENT OF PRELIMS QUALIFY FOR FINALS



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# HOLIDAY LIGHT CONTEST!

Sponsored by the BGP Mom's Club

Sunday, December 15  
after dark

**\*\*Make sure your decorations are up and  
your street lamp is working!\*\***



# WELCOME NEW NEIGHBORS!

**If you are a new resident of Briargrove Park, we would like to welcome you to the neighborhood and introduce you in our newsletter!**

To be listed in the next issue, please email [Julie@briargrovepark](mailto:Julie@briargrovepark) with the following information:

**Name, Children/Age(s), Address & Phone #**



## IMPORTANT NUMBERS

**S.E.A.L. Security dedicated BGP Number  
713-936-2200**

**Briargrove Park Office  
713-782-6761**

**Texas Pride (Garbage Collection Company)  
281-342-8178**

**Houston Service Helpline  
311**

### Playground Access

The BGP is a great place for your kids to play and meet up with other BGP families. A key fob is required for entry. To obtain a fob, you must fill out an application at the BGP Main Office.

To rent the Pavilion you must be current in your Association Maintenance Fee, have a key fob, pay all rental fees and reserve your date/time with the BGP Main Office.



***Rent the BGP Pavilion for Your Child's Next  
Birthday Party***

Pavilion Rental \$50 plus a deposit of \$100.

Contact the BGP Office to schedule your party!





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Saudi Arabia Visa Physical



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## City of Houston Leash Law

The office receives frequent complaints pertaining to dogs that are unleashed and pet waste that is not cleaned up. As a reminder, the City of Houston has a leash law:

**Dogs and cats may not run at large in Houston. Running at large means going on public or private property without the owner or another person having direct physical control of the animal. An animal on a leash is considered to be under direct physical control of a person. When animals are not on a leash they must be otherwise restrained, either behind a fence or in some other enclosure that will prevent their escape. Running at large may result in impoundment of the animal or in the issuance of one or more citations.**



Please be considerate of other residents by keeping your dog on a leash and properly cleaning up after your furry friend.

The Association does not have the authority to enforce leash laws, 311 is the number to call to report City Ordinance violations.



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# IMPORTANT NEIGHBORHOOD INFORMATION

## BGP OFFICE INFORMATION

Located at 2301 Seagler Phone (713)782-6761

Office hours:

Monday	Closed
Tuesday	9:00 am – 4:00
Wednesday	9:00 am – 4:00
Thursday	9:00 am -- 5:00 pm
Friday	9:00 am – 3:30

Closed for lunch from 12 pm – 1pm.

Residents may email [julie@briargrovepark.org](mailto:julie@briargrovepark.org) or [stefany@briargrovepark.org](mailto:stefany@briargrovepark.org) or leave messages after hours, weekends and holidays.

## NEW RESIDENTS

Welcome to Briargrove Park! If you are a new resident, please visit our website: [briargrovepark.org](http://briargrovepark.org) and for specific information you can email directly our office: [julie@briargrovepark.org](mailto:julie@briargrovepark.org). The office phone number is 713-782-6761.

**For suspicious activity, please notify S.E.A.L. at 713-936-2200 24 hours a day.**

## POST LIGHTS

If you have an inoperative post light, please fix it. Post Lights are our primary form of street lighting and operative Post Lights are required by the deed restrictions.

To report an inoperative light submit a request from our website under "Services" or call the subdivision office at 713-782-6761.

Property owners may report any inoperative gaslights – but they must supply the correct address and verify that the light is not electric and the house is not vacant. Generally electric lights will not be burning during daylight hours. If a house is vacant, the gas is usually turned off for safety reasons.

When reported, our lamplighter tries to relight the post light. If he is unable to, he provides us with a list of inoperative lights. The BGP Office will contact the property owners, who must bring their light(s) into working condition and keep them burning as required by the deed restrictions. Any repairs on gas lights, such as cut or clogged lines, rusted poles or damaged light heads are the homeowner's responsibility.

## FEES

*Below is a list of many of the BGP Fees. For additional information, contact the BGP Office.*

2023 Annual Maintenance-\$745 (plus interest if paid after due date)

Annual Maintenance Late Fee \$100

Transfer Fee - \$200

Refinance Fee - \$200

Resale Certificate \$200 (expedited \$300)

Clubhouse Rental \$95 plus deposit of \$125

Pavilion Rental \$50 plus a deposit of \$100

Lien Filing \$50

Release of Lien \$50

ACC Plan Review: \$275 + \$500 Inspection Deposit

## BGP GARBAGE COLLECTION

BGP garbage collection is provided by **TEXAS PRIDE** as follows:

- Twice weekly collection of household garbage on Wednesdays and Saturdays, placed in a location easily accessible from the driveway. All trash must be ready for pick up at 7a.m. on collection day. Currently, BGP is not required to use biodegradable trash bags. **Please do not put your trash out earlier than the night before the scheduled pickup.**
- **Backdoor service is provided for household trash with a 4 bag or can limit.** Do not put yard waste in with household garbage. **Your yard waste bags must be placed at the curb for collection and must not weigh more than 40 pounds.**
- **All brush and tree trimmings must be  tied, bundled and placed at the curb. Bundles are to not exceed 4 feet in length or 40 pounds in weight. Limbs should not be more than 3 inches in diameter. Collection for these items is at the curbside on either collection day.**
- All bulk pick up (refrigerators, stoves, hot water heaters, etc.) will be collected at the curb on the 1st and 3rd Wednesday of the month. Items containing refrigerant/Freon must be tagged by an appliance technician stating that the Freon has been removed
- Construction material, tires, paint, motor oil, tree trunks, car parts or cement/bricks are not collected.
- Please do not put paint, solvents, oil or any other hazardous waste in your trash.

The following holidays are observed: **New Year's Day, Thanksgiving Day and Christmas Day. If a holiday falls on a collection day, garbage will be collected on the next scheduled pick-up day.**

Texas Pride's Customer Service Phone - **281-342-8178**

Texas Pride's Business Hours

Monday – Friday 8:00 am – 5:00 pm

Please report any matters concerning garbage pick up to BGP subdivision office at 713-782-6761.

## RECYCLING

Texas Pride Disposal-Weekly Curbside Recycling Service is billed quarterly. Collection every **Wednesday**. To sign up, email [service@texaspridedisposal.com](mailto:service@texaspridedisposal.com), subject '**BGP Recycle**'.



## FACILITIES MEMBERSHIPS:

### **Briargrove Park has 3 membership facilities: POOL, PLAYGROUND, & TENNIS REQUIRE:**

- Membership forms for each facility (on website)
- Rules for each facility (on website)
- Waivers (notify office)
- Key Fob access (pickup from office)

### **AS A REMINDER—ALL BGP FACILITIES ARE NON-SMOKING AND PETS ARE PROHIBITED**

All 4 tennis courts are used by reservation only.

## PAVILION RENTAL POLICY

The Pavilion rental fee is \$50 and there is a \$100 Cleaning & Damage Deposit. BGP residents wishing to rent the Pavilion must be playground members in good standing. Specific information regarding rentals is available at the BGP Subdivision Office. The fee will not apply to neighborhood organizations using the room for meetings or parties

## BIRTHDAY PARTIES

Animals, petting zoos, moonwalks, etc are not allowed inside the fenced area of the BGP children's playground or on the gazebo lawn during birthday parties. They must be kept in the parking lot. All trash is to be bagged and the area left clean. **Residents engaging the services of outside vendors (such as Moonwalks, Petting Zoos, etc.) for parties held on BGP Property must obtain a copy of vendor's liability insurance certificate and file it with BGP office prior to the event.**

## BIKERS, RUNNERS, WALKERS

**Please wear reflective clothing when you are out before dawn and after dark. The reflectors on your shoes are not adequate! Briargrove Park's gas lamps give off minimal light, therefore, it is extremely difficult to see an individual walking or running in the street. Please remember to walk facing the traffic but ride your bike with the traffic**

## GARAGE SALES

Garage sales are **prohibited** by Briargrove Park and Briar Court Deed Restrictions. Please comply with our Deed Restrictions, do not hold garage or yard sales!

## BURGLAR & PANIC ALARMS

Alarm systems must be registered with the City of Houston. Make sure your contact list is up to date. It is suggested that residents list S.E.A.L. Security as the first number of contact and HPD as the second. The dedicated BGP phone number for the S.E.A.L. Security is 713-936-2200. The emergency number for your burglar alarm companies to use to reach S.E.A.L. is 713-936-2200. Please ask your alarm company to list S.E.A.L. as the first contact and HPD at 9-1-1 as the second contact and to call both contacts each time.

## VACATION WATCH

Can be booked using our website: [www.briargrovepark.org](http://www.briargrovepark.org) (see vacation watch link with S.E.A.L Security)

## City of Houston Service Helpline 311

## STORM SEWERS

**Please ensure that the storm drain in front of your home is clear of debris.**

Debris in storm sewers creates flooding problems. Please remind your yard crews to bag all yard debris and not to blow anything into the storm sewers.

## LOW LIMBS:

Trees and shrubbery can get out of control and grow over the sidewalks, blocking the view of traffic and/or traffic signs. Please tend to any overgrown greenery for safety.

## WATCH YOUR SPEED

Please watch your speed, especially in the designated school areas. The speed limit in BGP is 30 mph. unless otherwise posted.

## SIDEWALKS

Do not park vehicles on the sidewalks. Many sidewalks in BGP are breaking apart and some are sinking due to the weight of the vehicles. The cost for their repair falls back on the homeowner.

## HELPFUL NUMBERS

S.E.A.L. Security	(713) 936-2200
Emergency	911
City of Houston Service Help Line	311
<a href="http://www.houstontx.gov">www.houstontx.gov</a>	
Poison Control	1-800-222-1222
<b>City Services/Utilities</b>	
Center Point Energy	(713) 659-2111
<a href="http://www.centerpointenergy.com">www.centerpointenergy.com</a>	
Texas Pride (Garbage/Recycling)	(281) 342-8178
<a href="http://www.texaspridedisposal.com">www.texaspridedisposal.com</a>	
Water/Sewage	(713) 371-1400
<a href="http://www.houstonwaterbills.houstontx.gov">www.houstonwaterbills.houstontx.gov</a>	
City of Houston Alarm Permits	(713) 581-7410
<a href="http://www.houstonburglaralarmpermits.org">www.houstonburglaralarmpermits.org</a>	
Harris County Appraisal District	(713) 957-7800
<a href="http://www.hcad.org">www.hcad.org</a>	

## **City Government Official**

District G	(832) 393-3007
<a href="http://www.houstontx.gov/council">www.houstontx.gov/council</a>	
<a href="mailto:districtg@houstontx.gov">districtg@houstontx.gov</a>	

**IMPORTANT NEIGHBORHOOD  
INFORMATION**

# Safety and Security Tips from S.E.A.L. Security Solutions



## Neighborhood Driving Etiquette and Tips

Mindful driving habits reduce auto premiums, fuel consumption, repairs, and give us a sense of control and empowerment. However, when driving through our neighborhood, it's easy to

slip into a state of inattention. But remember, mindful driving matters.

So, whether you drive occasionally or several times a day, here are simple driving tips to follow to be a good neighbor and keep everyone safe.

- **Follow the speed limits and take your time.** Prevent an accident by following the speed limit or driving at a reduced speed.
- **Don't tailgate slower drivers.** Give slower drivers space. Be courteous and allow them to take their time. If you must pass, make sure you have a safe distance and can see all potential obstacles.
- **Give pedestrians the right of way** and look for people in the roadway or looking to cross the street. Either slow down or come to a complete stop and let them pass, especially if they are in a crosswalk.
- **Stop at all stop signs** and be cautious at intersections and when turning. Be sure to look twice in all directions for potential hazards before advancing. Children, pets, or objects can dart out from between parked cars without warning. Use common sense and be vigilant!
- **Look out for roadway obstructions.** Neighborhood streets can become crowded



with all kinds of obstructions, such as parked cars, construction equipment, trash, recycling bins, and debris.

- **Be cautious around blind corners.** Sometimes, it can be hard to see around corners because of blocking trees, bushes, mailboxes, light poles, fences, or other obstructions. Exercise caution at intersections and turns. Look twice in all directions for potential hazards.
- **Respect others' use of the road.** Bicycles, scooters, and motorcycles have as much right to the road.
- **Use your lights.** Your headlights also allow others to see you. Use them to illuminate dark areas and use high beams or hazard lights in appropriate situations or places. Turn them on, go slow, and be prepared.

**BRIARGROVE PARK HOTLINE**

**713.936.2200**

S.E.A.L. Security Solution LLC | Texas Security Services Company | 1525 Blalock Road | Houston, TX 77080

Toll Free: 866.949.0895 | US: 713. 979.2388 | [www.sealsecurity.com](http://www.sealsecurity.com)



# BGP Security Patrol Report

**Any type of suspicious activity should be reported to the S.E.A.L. Security patrol immediately. The 24-hour number is 713-936-2200.**

To reach the Houston Police, Fire Department, or an ambulance service, call 911. Please note that you **cannot** reach our Security Patrol by calling 911; you must call 713-936-2200.

Residents are urged to have the “three pine tree” car stickers on their vehicles; these decals help the S.E.A.L.s identify which cars belong in the subdivision.

Residents who will be out of their home for any extended period of time should contact the S.E.A.L. Security office at 713-936-2200 or go to [www.briargrovepark.org](http://www.briargrovepark.org) click on ‘useful links’ and sign up for a vacation watch on their home. The S.E.A.L. Security office advises that vacation watches be turned in at least **seven days** prior to departure. **The BGP office cannot arrange vacation watches.**

Residents with monitored alarms should make sure their contact list is up to date.

The following is the neighborhood activity reported by our Security Patrol:

Type of Call	JULY	AUG	SEPT
Citizen Contacts	262	116	152
Alarm Calls	16	11	13
Animal	3	3	4
Arrest	2	0	0
Assault	0	0	0
Assistance	45	13	15
Burglary of Habitation	1	0	0
Burglary of Vehicle	4	2	2
Damage/Defacement	5	0	0
Dispute	1	0	0
Disturbance Calls	4	0	3
EMS/FD/PD	4	4	2
Information	25	0	1
Solicitors	9	8	11
Suspicious Activity	3	6	3
Suspicious Person	8	13	12
Suspicious Vehicle	14	16	15
Theft	1	2	3
Vacation Watches	181	55	28
Vehicle Collision	1	2	0

## MAINTENANCE FEE INFORMATION

The statements for the 2024 Mandatory Maintenance were mailed in November 2022 with the maintenance fee due on or before **January 1, 2024**. Per the Deed Restrictions, interest charges begin to accrue on February 1st for Briargrove Park and on January 1st for Briar Court properties. Additionally, a late fee of \$100 is charged for maintenance fees delinquent on or after January 2, 2024, for Briar Court and on or after February 1, 2024, for Briargrove Park.

The breakdown of delinquent maintenance charges (by years) as of October 15, 2024,

- **2023 2 Properties unpaid**
- **2024 4 Properties unpaid**

Once the maintenance fee becomes **more than 4 months delinquent** (delinquent date is January 2<sup>nd</sup> for Briar Court properties and February 1<sup>st</sup> for Briargrove Park properties), the file is referred to our attorney for collection of **ALL DELINQUENT FEES**. Once the file is referred to our attorney, in addition to the maintenance fees, late fee, interest fees accruing, and filing fees due, **attorney’s fees will accrue**.

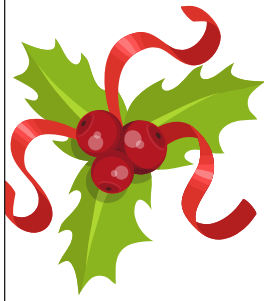
These liens cloud the title to the property, thus preventing the property from being sold. Before the Association releases the liens, the maintenance fees must be paid in full, together with interest and any legal fees that were incurred as result of the delinquencies. A \$50 fee is charged to prepare and file a lien; a \$50 fee is charged to prepare the Release of Lien.

**A payment plan may be requested and must be approved by the Board. Once the file has been referred to our attorney, it is too late to request a payment plan.**

**Mandatory Maintenance Assessments are not charitable donations or tax deductible.**

**NOTARY SERVICE IS AVAILABLE AS A COURTESY TO BGP RESIDENTS AT THE ASSOCIATION OFFICE. BY APPOINTMENT ONLY, PLEASE CALL THE OFFICE TO SET A TIME.**

**NOTE: PERSONS SIGNING THE DOCUMENT MUST BE PRESENT. RESIDENTS ARE REQUIRED RESIDENT MUST PROVIDE THEM.**



Welcome to our new neighbors and

# Happy Holidays *to All!*

## ACTIVE IN BRIARGROVE PARK



10011 Chevy Chase  
3 BR | 2 BA | \$689,000



703 Briarpark Drive  
4-5 BR | 3 BA | \$1,250,000



10019 Green Tree Road  
3 BR | 2.1 BA | \$945,000

## PENDING IN BRIARGROVE PARK



10223 Pine Forest Road  
4 BR | 2.1 BA | \$950,000



1207 Briarpark Drive  
3 BR | 2 BA | \$839,000

## RECENTLY SOLD IN BRIARGROVE PARK by MTSIR, CHERYL FORD & MELISSA MARKS

10218 Burgoyne Road  
3 BR | 2.1 BA | \$585,000

10031 Cedar Creek Drive  
3-4 BR | 2 BA | \$795,000

10010 Sugar Hill Drive  
3 BR | 2 BA | \$799,000

10226 Holly Springs Drive  
4 BR | 2.1 BA | \$789,000

10027 Overbrook Lane  
4 BR | 2 BA | \$695,000

10006 Del Monte Drive  
4 BR | 2.1 BA | \$785,000

10027 Longmont Drive\*  
3 BR | 2.1 BA | \$725,000

9942 Bordley Drive  
4-5 BR | 4.1 BA | \$999,000

10307 Shady River Drive  
3 BR | 2.1 BA | \$750,000

10202 Del Monte Drive  
3 BR | 2.1 BA | \$769,000

10015 Sugar Hill Drive  
3 BR | 2 BA | \$799,000

10114 Del Monte Drive  
4 BR | 4 BA | \$995,000

\*Represented Buyer

## Your Neighbors and Realtors.

### CHERYL FORD & MELISSA MARKS

BROKER ASSOCIATE - Circle of Excellence, Hall of Fame

713.558.3234 | cheryl.ford@SIR.com



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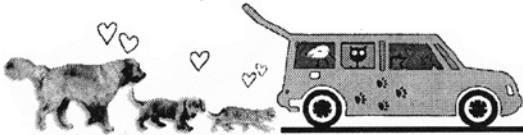
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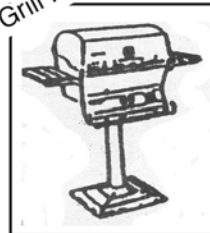
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# Briargrove Park Women's Club

### MARK YOUR CALENDARS:

Day Trip Event –December 16, View Christmas Lights around Houston

Holiday Party – December 18 - 10 am at Pam Mishler's home

General Meeting – January 15, 2025 at Ascension Church at 9:30 am. Program- Amy Davis from KPRC, hosted by Marilyn McEvoy

General Meeting – February 19, 2025 at Ascension Church at 9:30 am. Program- Plant a Garden, Save the World, Houston

### Service Projects

Our service projects include donations to Mission of Yahweh and West Houston Area Ministries, and homemade treats for Fire Station 69. If you have questions, please contact Alison Gardner at [aegardner2000@aol.com](mailto:aegardner2000@aol.com).

### Location Reminder:

General Meetings September through April will be at Ascension Episcopal Church Fellowship Hall, 2525 Seagler, Houston or at a club member's home.

### To Join or Renew:

Use the sign-up sheet on the next page.

### Direct questions to:

Darlene McKeever at [dtmckeever3@gmail.com](mailto:dtmckeever3@gmail.com)

**Mahjong Players** meet every Tuesday afternoon at the home of different members. Contact Pat Hosinski with any questions ([pattimh2@yahoo.com](mailto:pattimh2@yahoo.com)).

**Book Club** meets at 10 am every 2<sup>nd</sup> Wednesday for delicious morning snacks and book discussion. Daphne Scharar, will be glad to answer your questions at [dascharar@gmail.com](mailto:dascharar@gmail.com). At the December 11 book club meeting we will discuss Night Tiger by Yangsze Choo.

### 2024-2025 OFFICERS

President – Darlene McKeever  
Co - 1<sup>st</sup> Vice Presidents – Sally Bassler and Susan Dalbello  
2<sup>nd</sup> Vice President – Kelley Bennett  
Recording Secretary – Barbara Holtman  
Corresponding Secretary – Nina Tamburello  
Treasurer – Jan Pence  
Parliamentarian – Gena Blanchard

**BGPWC GENERAL MEETINGS are usually held on the third Wednesdays.**

# BRIARGROVE PARK WOMEN'S CLUB

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At the October 16 General Meeting H.E.B. Civic reps, Ashley, Bre and Kaiela spoke to our club about H.E.B.'s History, Community Commitment, Farm to Table and future expansion plans in Texas.

(Left to right, Bre, Darlene McKeever (President), Ashley, Kaiela and Susan Dalbello (Co-First VP))

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## BRIARGROVE PARK WOMEN'S CLUB **MEMBERSHIP FORM 2024-2025**

*Dues are \$30 per year.*

**Please print.**

**Date** \_\_\_\_\_ **New Member** \_\_\_\_ **Renewal** \_\_\_\_

**Name** \_\_\_\_\_ **Home Phone** \_\_\_\_\_

**Address** \_\_\_\_\_ **Cell Phone** \_\_\_\_\_

**Email** \_\_\_\_\_ **Spouse Name** \_\_\_\_\_

Make **checks payable to BGP Women's Club** and send with this form to Treasurer **Jan Pence** at 1311 Briarpark Drive (janpence1@yahoo.com).

If you have **QUESTIONS** or for **FURTHER INFORMATION** about the club, please contact President Darlene McKeever at dtmckeeper3@gmail.com.



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# Briargrove Park Sportsmen's Club



Join the Briargrove Park Sportsmens' Club  
For more information send your contact info to  
[briargroveparksc@gmail.com](mailto:briargroveparksc@gmail.com)



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E-Mail: [jhstilley@sbcglobal.net](mailto:jhstilley@sbcglobal.net)**



# BRIARGROVE PARK Mothers' CLUB

## **MESSAGE FROM OUR CO-PRESIDENTS:**

We are so excited for the 2024/2025 season of events with the Briargrove Park Mothers' Club! We have some great events planned this year, and look forward to seeing all our new and returning members!

Thank you to all the volunteers, sponsors and participants who have already committed to help with this season's events. Renew or join today at [www.bgpmomsclub.org](http://www.bgpmomsclub.org). For more information on the Briargrove Park Mothers' Club, please reach out to any of these officers!

## **OFFICERS:**

Co-President – Amanda Austin  
([amanda.jarman12@gmail.com](mailto:amanda.jarman12@gmail.com))  
Co-President – Deidre Kohlrus  
([deidre.a.kohlrus@gmail.com](mailto:deidre.a.kohlrus@gmail.com))  
Communications Chair – Melissa Metcalf-Doetsch  
([mbohls@gmail.com](mailto:mbohls@gmail.com))  
Treasurer – Allie Foster  
([apecfird@gmail.com](mailto:apecfird@gmail.com))  
Kids Party Co-Chair – Mackenzie Bosworth  
([mmschwei314@gmail.com](mailto:mmschwei314@gmail.com))  
Kids Party Co-Chair – Ashley McCalpin  
([ashleycgarr@gmail.com](mailto:ashleycgarr@gmail.com))  
Kids Party Co-Chair – Emily Grant  
([emlange8@gmail.com](mailto:emlange8@gmail.com))  
Social Event Chair – Liz Strohmman  
([etutunjian@gmail.com](mailto:etutunjian@gmail.com))  
New Baby Chair – Ashley Dillard  
([ashley.sneed.dillard@gmail.com](mailto:ashley.sneed.dillard@gmail.com))  
Social Media Chair – Victoria Dan  
([christinaking619@gmail.com](mailto:christinaking619@gmail.com))  
Community Outreach Chair – Kayla Heap  
([klhansen713@gmail.com](mailto:klhansen713@gmail.com))

## **Community Outreach:**

Briargrove Park Mom's Club is excited to bless our community by providing meals for our local firefighters. Our upcoming meals will take place November 17th and December 15th. Signups are posted on the Facebook group or contact Kayla Heap.

## **UPCOMING EVENTS:**

Please be on the lookout via email for more information on our upcoming events.

November: Fall Moms' Night Out  
December: Christmas Party  
February: Valentines Party

If anyone is interested in chairing or helping with any of the events, please email Liz Strohmman at [etutunjian@gmail.com](mailto:etutunjian@gmail.com) for Parent Events or Mackenzie Bosworth at [mmschwei314@gmail.com](mailto:mmschwei314@gmail.com) for Kids Events.

## **NEW BGP BABIES!**

Have you had a baby recently? Would you like a meal train set up for yourself or a BGP friend? Please email name/birthday/parents' names/siblings name/s to Ashley Dillard at [ashley.sneed.dillard@gmail.com](mailto:ashley.sneed.dillard@gmail.com) for info on the meal train.

## **NEW MEMBERS:**

Let's give a warm welcome to our newest members of the Moms' Club! We are SO happy you joined us and look forward to getting to know y'all!

Kaitlyn Meyer  
Natalie Rhodes  
Shannon Kuruvilla  
Amy Bento  
Melissa Goeden  
Layne Lavicky  
Erica Rathjen  
Olivia Fontana

## **CLUB MEMBERSHIP:**

Interested in joining the BGP Moms' Club? We'd love to have you! Visit [www.bgpmomsclub.org](http://www.bgpmomsclub.org)



# BRIARGROVE PARK *Mothers'* CLUB




TENNIS NETWORK


Spring is a wonderful time to enjoy our beautiful BGP tennis courts! Please do your part in maintaining the courts. Each resident is responsible for emptying the net-side trash bins after play. Please put the recycling items (ball cans, lids, paper, cardboard, glass, etc) in the recycling bin under the Pavilion and the trash in the trash bin in the grass near the gate. If the bins are not emptied regularly, they will be removed again.

Please remember that you are responsible for any guests you invite to the court and making sure they abide by the rules. Each tennis member who has a reservation may invite up to 3 guests.

Remember to hang up all tennis court accessories (brooms, squeegees, rollers, etc) under the pavilion after using them. Do not hang them on the fence as they will dry out.

We have some of the best courts in the city and we need everyone's help in keeping our courts nice. You only live once, but you get to serve twice!

**DEED RESTRICTION VIOLATIONS**

Deed restriction violations reported to the BGP office are verified and action is taken accordingly. The homeowner is contacted and advised of the violation. If action is not taken by the homeowner to terminate the violation, the matter is then referred to our attorneys for legal action. The violations reported and the disposition of each as of **OCTOBER 2024** is:

	JULY 2024	AUG 2024	SEPT 2024	Resolved	Pending	Ref to Lawyer
Deed restriction violation not otherwise classified	0	0	0	0	0	0
Inoperable gas light	36	34	26	50	46	0
Overgrown yard/lot	0	11	3	11	3	0
RV/Boat Trailer parked in driveway or street	1	2	0	3	0	0
Signs in Yard	0	0	0	0	0	0

**RESALE CERTIFICATES**

Upon receipt of an executed Request For Information From An Owners' Association form, Briargrove Park Property Owners, Inc. will provide to the property owner the documents required by Section 207.003 of the Texas Property Code.

Per Section 207.003, BGP has ten (10) days after the written request is received to furnish the Resale Certificate and specified documents. Please make your request in a timely fashion.

*BGP charges \$200 for this service. The fee for expedited resale certificates is \$300. The fee must accompany the request. We cannot begin preparing the Resale Certificate until after both the fee and the completed form have been provided to the Briargrove Park Property Owners, Inc.*





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SERVICES**

**JOHN A. STROEHLEIN**

*OFFICE:*  
**713-775-3286**

*MOBILE:*  
**713-201-3135**

*EMAIL:*  
**[info@htx-homes.com](mailto:info@htx-homes.com)**

## Architectural Control Committee (ACC)

The Architectural Control Committee (ACC) reviews plans to build or remodel all residences in Briargrove Park and Briar Court. **BGP HAS NEW, AMENDED DEED RESTRICTIONS.** Have you had a chance to see them? Take a look at [Briargrovepark.org/BGP-Document-Library](http://Briargrovepark.org/BGP-Document-Library)

The ACC is responsible for enforcing compliance with approved deed restrictions and guidelines. If you have questions about your plans, call the office to be put on the agenda for the next ACC meeting or email an ACC representative, [BGPHOAACC@gmail.com](mailto:BGPHOAACC@gmail.com). The ACC meets the first Wednesday of every month. Resident questions or preliminary plan reviews are addressed at the beginning of each meeting. We are here to help you and the neighborhood!

**YOU MUST RECEIVE APPROVAL, IN WRITING, FROM THE ACC PRIOR TO NEW CONSTRUCTION, ADDITIONS, CHANGES ON YOUR PROPERTY, OR ALTERATIONS TO THE EXTERIOR OF ANY BUILDING.**

### NEW CONSTRUCTION AND ADDITIONS:

- Definition: Construction of or additions to a residence requiring a new roof or slab
- Plans for the construction need to be submitted three weeks prior to ACC meeting
- Neighborhood deed restrictions specify requirements for your plans. To avoid issues and delays, be sure that you, your architect, and or builder consult and abide by the documents located on BGP website at [Briargrovepark.org/BGP-Document-Library](http://Briargrovepark.org/BGP-Document-Library) or request a copy of the documents from the BGP office.
- You and or your architect can submit your plans electronically to **BGPHOADROPBOX@gmail.com**. Your submittal **MUST** include:
  - Application form filled out in its entirety
  - Survey of property
  - Site plan (showing existing and proposed change)
  - Floor plan (showing existing and proposed change)
  - Elevations showing windows, doors, building materials, and roof pitch
  - Plans for foundation, roof, and drainage
- Plans needing review by the outside architect require a \$350 fee. This cost includes one follow up review if necessary. An additional fee of \$350 will be charged for each pair of subsequent reviews
- An inspection deposit of \$500 is also required, but is refunded when the ACC inspection has been approved

### Notable actions from recent Architectural Control Committee meetings:

	JULY 2024	AUG 2024	SEPT 2024
Preliminary Plan Review	0	0	0
Plans Submitted	1	4	3
Plans Provisionally Approved	0	0	1
Plans Approved	1	4	1
Plans Rejected	0	0	1
Plans Approved in Emergency Meeting	0	0	0

**Significant reasons for submittal rejections during this period:**

- Brick percentage insufficient or not shown
- Two-story elevations in non-designated areas
- Drainage plan not provided
- No tree protection plan / tree locations not noted on site survey
- Easement issues
- Roof pitch issues

**REPLACING YOUR ROOF? ADDING A PLAYGROUND? REPAVING YOUR DRIVEWAY?**

Your ACC reviews plans for roof replacements, driveways, and playground equipment. There is no fee for these types of review, but ACC approval is still required.

- Roofs:
  - Must always be approved by the ACC prior to installation
  - Roofing approval forms are available online and at the BGP office
  - To obtain approval you must provide:
    - Roofing contract
    - Manufacturer
    - Shingle warranty (30 years minimum)
    - Underlayment (also 30 years or equivalent)
    - Roof color and or sample of the roofing material
  - It is the resident's responsibility, not the Contractor's, to see that the proper paperwork is completed and approved before roof installation begins. For additional information about roofing please consult Section 2.3H of the Briargrove Park Deed Restrictions.
- Plans for driveways and playground equipment should be submitted, with dimensioned drawings
  - Plans need to be submitted at least 1 week before a scheduled meeting
  - Residents planning to install playground equipment are urged to be considerate of their neighbors.



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# BGP SUBDIVISION SERVICES

Young residents who wish to register their services or change information in this listing **must notify the BGP Office in writing**. The list is for the convenience of our residents. It is not intended as an endorsement of services rendered. BGP in no way warrants or guarantees the work of anyone on this list.

## **BABYSITTING**

Landry Barrett (16)	832-880-8816
Cate Casper (16)	312-833-0155
*Sofia Castilla (23)	713-591-2421
Victoria Gitschel (20)	650-670-6401
Emma Higgins (19)	713-858-9742
Emma Hinojosa (17)	713-557-8877
*Skyler Marich (16)	281-736-0580
Morgan Speller (20)	713-647-2214
Allison Marich (Adult)	281-736-0580

*\*Red Cross Certified/ CPR/AED/BLS/FIRST AID*

## **HOUSITTING / PLANT CARE**

Bruno Castilla (20)	832-248-3871 <i>(summers/holidays)</i>
Skyler Marich (16)	281-736-0580
Emma Higgins (19)	713-858-9742
Spencer Marich (16)	281-736-0580
Thomas Nikirk (10)	214-235-2311
Sofia Castilla (23)	713-591-2421
Allison Marich (Adult)	281-736-0580

## **PET SITTING**

Grey Barrett (18)	713-471-9060
Landry Barrett (16)	832-880-8816
Cate Casper (16)	312-833-0155
Victoria Gitschel (20)	650-670-6401
Bruno Castilla (20)	832-248-3871 <i>(summers/holidays)</i>
Emma Higgins (19)	713-858-9742
Skyler Marich (16)	281-736-0580
Spencer Marich (16)	281-736-0580
Thalia Nikirk (11)	214-235-231
Allison Marich (Adult)	281-736-0580

## **TUTORING**

Spencer Marich (16)	281-736-0580
<i>Elementary Math – Abstract Algebra</i>	
Sofia Castilla (23)	713-591-2421
<i>Spanish</i>	
Allison Marich (Adult)	281-736-0580
<i>Reading comp, audition / speech / debate / acting preparation</i>	



**BGP NEWSLETTER**

The BGP Newsletter is published four times per year.

All articles must be submitted **as a Word File**. You may submit your article to [bgpeditor@gmail.com](mailto:bgpeditor@gmail.com). **Arial Type Face is required and you must leave a 3/4 inch margin on each side of the page. All picture pages must be submitted camera ready, preferably as a ppt file. Neighborhood organizations are requested to keep submissions to 2 pages or less, including pictures.** Preferred method for pictures are as a ppt pages. The reproduction quality is better. Please use 10 or 11 point **Arial** typeface. **Please leave at least a 3/4 inch margin on each side of all pages, including picture pages.**

**Contributors are responsible for grammar, punctuation, spelling and accuracy of content. All submissions are subject to editing.**

**Letters to the Editor:**

Letters to the Editor may be submitted by BGP property owners. Letters should be emailed to [bgpeditor@gmail.com](mailto:bgpeditor@gmail.com). Letters (250 words or less to be considered for publication) must include your name, full home address and daytime and evening telephone numbers. All letters are subject to editing, will be included on a space available basis and if published will include the name of the writer. Number of pages devoted to Letters to the Editor may be limited to one per issue.

**Advertising:**

The BGP Newsletter does not accept opinion or political advertisements. BGP Newsletter does not accept classified type ads. Advertiser may not request specific placement of ads.

**DEADLINES FOR SUBMITTING FOR FUTURE ISSUES:**

- January 15, 2025 for the March 2025 Issue
- April 15, 2025 for the June 2025 Issue
- July 15, 2025 for the September 2025 Issue



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**If you have questions about ad submittal including ad form, art work, etc., please call Rita at (713) 864-6004.**

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