

# GEORGETOWN SQUARE CIVIC CORPORATION NEWSLETTER

Spring 2020

Current Board Members:

**John Pickul - President**      **Elizabeth McCall - Vice President**  
**Mauri Norris - Treasurer**      **Jill Pearsall - Secretary**      **Brian Minton - Director**

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## STAY HOME, STAY SAFE

The Board of Directors hopes this finds you, your family and your friends healthy during this time of unknowns, fluidity and self-protection against the coronavirus. We appreciate everyone taking the standard precautions of regular hand washing and social distancing as the world struggles to recover from the pandemic.

With schools out, many people working from home and the beautiful Spring weather, many people are spending time outside. **Just as we appreciate the safety precautions for social distancing, we would also appreciate everyone staying safe by watching for traffic, staying on sidewalks and not playing, jogging or walking in the community alleys.**

## ANNUAL MEMBERSHIP MEETING

As distributed by email and to the community, the annual membership meeting that was scheduled for Sunday, April 26, 2020 has been postponed due to the coronavirus pandemic. Once public gatherings can safely resume, the Board will reschedule the annual meeting and advise the community.

Georgetown Square's new fiscal year began on April 1, so the Board has provided the Treasurer's report for fiscal year 2019/2020 and the proposed budget for 2020/2021, attached to this newsletter. These will be reviewed at the annual membership meeting once rescheduled.

## FENCE REPLACEMENT

The Board has procured all necessary services to commence with the alley fence replacement within the Budget as approved at the 2019 annual membership meeting. City permitting and business interruptions due to the coronavirus pandemic have delayed the commencement of the work, but it is now scheduled to begin Monday April 13.

Our fencing contractor, A&W Renovations LLC, will work in approximate 120 foot sections, removing existing and placing new fencing within a day for the safety and privacy of all involved. The work is anticipated to take 11 days to complete pending weather or unknown conditions.



## HURRICANE PREPARATIONS

Hurricane season starts June 1<sup>st</sup>. Please make sure you, your family and your home are prepared.

[www.readyhouston.tx.gov/](http://www.readyhouston.tx.gov/)  
[www.nhc.noaa.gov/prepare/ready.php](http://www.nhc.noaa.gov/prepare/ready.php)

## BOARD MEMBER CONTACTS

<b>John Pickul, President</b>	713-665-1510
6508 Kenyon	<a href="mailto:dillpickul@sbcglobal.net">dillpickul@sbcglobal.net</a>
<b>Elizabeth McCall, Vice Pres</b>	713-409-1469
6506 Newcastle	<a href="mailto:emccall@mdanderson.org">emccall@mdanderson.org</a>
<b>Mauri Norris, Treasurer</b>	713-201-9995
6504 Kenyon	<a href="mailto:Maurinorris@yahoo.com">Maurinorris@yahoo.com</a>
<b>Jill Pearsall, Secretary</b>	713-432-1266
6505 Kenyon	<a href="mailto:mont2pear@aol.com">mont2pear@aol.com</a>
<b>Brian Minton, Director</b>	832-641-4103
4547 Acacia	<a href="mailto:brian.a.minton@gmail.com">brian.a.minton@gmail.com</a>

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## DEED RESTRICTIONS

The Board requests all Owners read the Deed Restrictions to understand its provisions and comply with our community rules. Although not a complete list, here are a few general reminders:

**Maintenance:** The Deed Restrictions clarify that the Georgetown Square Civic Corporation (the "Association") is responsible for the maintenance of all common areas and each owner is responsible for the maintenance of its own lot and townhome.

**Construction Review:** The Deed Restrictions contain a requirement for exterior construction to be reviewed and approved by either a construction review committee (if one is formed) or the Board of Directors for the Association before construction can proceed. This review requirement is limited to exterior construction to the structures or additional improvements to be constructed. The purpose of this requirement is to maintain the aesthetics of our community.

**Exterior Lighting:** To promote the public safety in the Community, all Units shall maintain a working exterior light on the Unit capable of illuminating the front of the Unit from dusk to dawn. No exterior lighting may shed light onto other property in the Community or into residential dwellings in such a manner that creates a nuisance.



## LOCAL HELPFUL NUMBERS

Bellaire Police/Animal Control - 713-668-0487  
Bellaire Fire Dept - 713-662-8202  
Bellaire City Manager - 713-662-8276  
Bellaire Development Svcs - 713-662-8230  
Bellaire Parks, Rec & Fac - 713-662-8280  
Bellaire Public Works - 713-662-8170  
CenterPoint/Power Outages - 713-207-2222

## POOL CLOSED

Based on the Stay at Home order during the coronavirus pandemic, the community pool has been closed and will remain closed until the order is lifted. Once reopened, the pool gate code will be changed and new liability waivers and membership information will be required to receive the new pool gate code. You can print forms from Documents on our website and drop them off to 6505 Kenyon or submit the forms online from Documents on our website.

## GSCC WEBSITE

Documents and forms are readily available at [www.GeorgetownSquareCC.com](http://www.GeorgetownSquareCC.com) You can access the following information:

- By Laws
- Deed Restrictions
- Meeting Agenda
- Membership Information Form
- Newsletters
- Policies:
  - Payment Plan Policy
  - Records Production Policy
  - Records Retention Policy
- Pool Liability Waiver

## POOL HOURS

Sunday - Thursday, 6:00 a.m. - 10:00 p.m.  
Friday - Saturday, 6:00 a.m. - 11:00 p.m.



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## POOL USE

As the weather warms up, please refresh your memory on the pool rules associated with use of the community pool:

- **NO** lifeguard on duty - swim at your own risk
- **NO** glass containers. Metal, plastic or paper only
- **NO** smoking
- **NO** pets allowed
- **NO** barbeque equipment
- **NO** large pool floats
- **NO** running - **NO** playing ball, except with inflatable beach balls - **NO** diving
- Limit four guests per resident. Guests and minors **must** be accompanied by an adult resident. Unaccompanied guests or minors are subject to arrest and prosecution for trespassing.
- Pool equipment shall **only** be operated by an authorized person or vendor. The rear gate is for maintenance use **only**.
- Area safety and cleanliness are **every** resident's responsibility - please remove **your** belongings and **your** trash.
- Babies and young children **MUST** use swim diapers.
- The **pool area entry gate** should be closed and secured and all **lights and fans** turned off when you leave.

**Georgetown Square Civic Corporation**  
Budget Report

4/1/2019-3/31/2020 Paid	Month	Apr-19	May-19	Jun-19	Jul-19	Aug-19	Sep-19	Oct-19	Nov-19	Dec-19	Jan-20	Feb-20	Mar-20	4/1/2019- 3/31/2020 Totals	2019/2020 Approved Budget	2020/2021 Proposed Budget
<b>Beg Bk Bal</b>		28008.71	22945.65	14170.18	5595.56	3120.78	2587.87	1829.66	12274.14	11751.06	27456.58	35365.83	33726.21	57794.02		
<b>Reciepts</b>																
Realtors														0	250.00	125.00
Dues			100							16019.05	11959.52	997.62		29076.19	30000.00	30000.00
Dues Refunds														0		
Checking Interest		0.21	0.16	0.07	0.03	0.02	0.02							0.51	1.50	
Bank Fees														0		
From Savings								12743.52					25026.16	37769.68		
Ins Recovery														0		
Other											0.37		235	235.37		
<b>Total Receipts</b>		<b>0.21</b>	<b>100.16</b>	<b>0.07</b>	<b>0.03</b>	<b>0.02</b>	<b>0.02</b>	<b>12743.52</b>	<b>0</b>	<b>16019.05</b>	<b>11959.89</b>	<b>997.62</b>	<b>25261.16</b>	<b>67081.75</b>	30251.50	30125.00
<b>Expenses:</b>																
To Savings														0		
Groundskeepers		1984.22			1984.22			1984.22			1984.22			7936.88	9000.00	9000.00
Pool Cleaning/Olympic		205.68	205.68	205.68	205.68	205.68	205.68	205.68	205.68	205.68	205.68	205.68	205.68	2468.16	3000.00	3000.00
City/Bellaire water		28.2	61.92	71.54	81.08	61.1	49.78	45	45.29	45.77	46.28	53.45	44.5	633.91	400.00	650.00
Reliant/NRG		74.23	81.49	32.16	110.56	91.15	65.44	56.04	60.27	62.08	69.46	59.12	59.87	821.87	1200.00	1000.00
POBox													130	130	120.00	130.00
Insurance **		1962.45									1745			3707.45	4000.00	4000.00
Lights*/Secur			29.99									16.23		46.22	500.00	300.00
Office/postage/copies		2.75						8.1	38.95				49.22	99.02	200.00	200.00
Website Maintenance									119.88					119.88	150.00	150.00
<b>Projects:</b>																
Replace Fence														0	35000.00	35000.00
Pool Furniture		100			93.27									193.27	1000.00	1000.00
Pool Repairs		193.24	7047.5	7047.5		175			53.01					14516.25	15000.00	2000.00
Landscape Common Grnds		512.5	1449.05	1217.81			437.33							3616.69	3000.00	2000.00
Side Walks														0		
Annual Mtg/Fall Party														0	300.00	300.00
Tree Trimming												1400		1400	1000.00	3000.00
Lndscp Newcstl														0		
Legal												902.76	704.08	1606.84	1000.00	4000.00
IRS/Taxes **														0	150.00	100.00
Refunds														0		
Website Development														0		
Other Projects														0	3000.00	3000.00
<b>Total Expenses</b>		<b>5063.27</b>	<b>8875.63</b>	<b>8574.69</b>	<b>2474.81</b>	<b>532.93</b>	<b>758.23</b>	<b>2299.04</b>	<b>523.08</b>	<b>313.53</b>	<b>4050.64</b>	<b>2637.24</b>	<b>1193.35</b>	<b>37296.44</b>	78020.00	68830.00
<b>Ending Balance</b>		<b>22945.65</b>	<b>14170.18</b>	<b>5595.56</b>	<b>3120.78</b>	<b>2587.87</b>	<b>1829.66</b>	<b>12274.14</b>	<b>11751.06</b>	<b>27456.58</b>	<b>35365.83</b>	<b>33726.21</b>	<b>57794.02</b>	<b>29785.31</b>	-47768.50	-38705.00
<b>Statement Balance</b>			OK	-5801.24				OK online		OK	OK	-34628.97	OK			
<b>Difference</b>				205.68								902.76				
				1 pmt o/s								1 pmt o/s				

NOTES: 2020/21 Budget assessment revenue remains the same as in 2012/13, 2013/14, 2014/15, 2015/16, 2016/17, 2017/18, 2018/19 & 2019/20 years at \$30,000 (shared by all 53 members).

Tax return is due on 6/15 annually for fiscal year ending 3/31 (last filed 4/27/19 for yr ended 3/31/2019)

Last updated: 4/9/2020

2020 Assessment notices mailed on December 1, 2019.

As of 3/14/2020 one outstanding (unpaid) 2020 assessment of \$523.81 (6503 Gambier).

Mailed Past Due Notice 3/3/2020, collection actions delayed due to pandemic.

**SAVINGS**

Starting Balance	137708.99	137714.65	137720.5	137726.16	137732.01	137737.86	137743.52	125005.47	125010.61	125015.92	125021.21	125026.16	
Interest	5.66	5.85	5.66	5.85	5.85	5.66	5.47	5.14	5.31	5.29	4.95	4.27	64.96
Deposits							-12743.52					-25026.16	
Balance	137714.65	137720.5	137726.16	137732.01	137737.86	137743.52	125005.47	125010.61	125015.92	125021.21	125026.16	100004.27	64.96
		OK	OK	OK		OK	OK online	OK online	OK online	OK	OK	OK	