



**MCCIA - Memorial Chase Community Improvement Association**

Management Company Contact - Sterling ASI

Drew Jones - 281-447-3388

Association Email: [mccia@memorialchasecia.com](mailto:mccia@memorialchasecia.com)

Web Site: [www.memorialchasecia.com](http://www.memorialchasecia.com)



***SANTA IS COMING TO MEMORIAL CHASE - DECEMBER 2nd 1:00pm - 4:00pm***

***Kids Of All Ages - Are you being Naughty or Nice?***

Santa will be stopping by the Fire station on Landry, Sunday, December 2, 2007 from 1pm-4pm.

Since this is a time of giving, we ask that you *please* bring a can food donation with you for the Food Drive.

Drop by with the Kids to see and get a picture with Santa.



***IMPORTANT--Association Fees --Reminder***

Mailings for the Association fees are complete. The installment plan offered is a great way to break that payment up! Take advantage of the 3 easy payments! Get the money in on time! All accounts not paid in full by 1/31/2008 will have a \$25.00 late fee added. All past due accounts are subject to late fees, interest and attorney costs.

***2008 Budget/Assessment Rate***

During the Board meeting on September 13, the draft version of the 2008 budget was presented. Expenses continue to rise each year for the utilities, security fees and insurance premiums to list a few. The board reviewed the budget and approved to leave the 2008 assessment rate at the current rate of \$325.00. The Board will continue to review all expenses to see if there is any way to reduce cost without impacting our community. The Board acknowledged that if cost continued to rise that assessments would have to increase in 2009. The Board will review with residents all options that might be available at the Annual Homeowners Meeting in February 2008.

***Making An Improvement ? - Have you completed an ACC Form ?***

If you are planning a project and or any others you need to submit an ACC form in advance. The forms and additional information can be found online. Projects can not begin until your ACC form has been approved. These forms are reviewed at the monthly homeowners meetings. Please make sure you allow time for your ACC form to be processed before you plan to begin your project. ACC forms need to include all required back up which can include color samples, product samples, drawings, lot layout etc. These items are noted on the ACC form. Please include both day and evening contact numbers in case there is a need for additional information.

***Yard maintenance--it's a year round job!***

Residents are reminded that regular lawn care is required to keep our neighborhood in top shape.

**This includes mowing, edging, removing weeds and trash from your lawn.**

\*\*\*\*Also, don't forget rain and storms can make a mess! Pick up your garbage cans, covers, limbs and debris after the rain. Let's keep our neighborhood looking great! Curb appeal is an important part of neighborhood value!

***Free Money For MCCIA***

If you do any of your shopping at either Randalls or Kroger, both of these retailers have a program where they will donate 1% of your purchases to our community. Check out [www.memorialchasecia.com](http://www.memorialchasecia.com) or send an email to [mccia@memorialchasecia.com](mailto:mccia@memorialchasecia.com) to get more information. Don't let this free money get away !!

### **Garbage and Recycling bins**

Trash Cans and Recycling Bins are to be stored out of site from the street. These should be stored in your garage and/or behind your fence. Trash Cans and Recycling Bins are not to be placed out on the curb more than 24 hours prior to our scheduled pickup of Mondays and Thursdays. Tree trimmings, limbs and branches must be cut and bundled into small bundles no longer than 4 feet, and should not weigh over 50 lbs. Heavy trash collection is on Thursday and Recycling collection is on Monday. Trash collection holidays and additional information can be found online.

### **Up Coming Events - Check out**

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

### **Important Phone Numbers**

Emergencies	911
Sheriff ( non-emergencies)	713-221-6000
Vacation Watch (forms)	281-376-2997
Trash Collection - Republic	281-446-2030
Harris CO. WC& ID # 119	281-376-8802
Harris County Precinct 4	713-755-6444
Animal Control	281-999-3191
Doerre Jr High	832-249-5700
Krahn Elementary	832-484-6500
Klein High School	832-484-4000
Post Office - Louetta	281-257-3806
MCCIA Management Co	281-447-3388

### **MCCIA Monthly Homeowners Meetings**

MCCIA Monthly Homeowners Meetings are held the second Thursday of each month at the Fire Station on Landry at 7:00PM. All residents are encouraged and invited to attend. Minutes from each meeting are posted online.

### **Deed Restrictions**

To keep our community in top shape please follow these guidelines  
Regular Lawn Care - Mowing / Edging / Trimming  
Fence Repair - Repair / Replace Damaged Fence Planks  
Weekly Trash Collection - Please Remove Your Trash Cans and Recycling Bins From The Curbside After They Are Emptied  
Please Do Not Place Trash or Recycling Bins Out More Than 24 Hours Prior To Collection

### **Senior Moments**

All Seniors, 55 years and older are invited to coffee at the clubhouse on Landry. Meetings are on the second Wednesday of each month at 10:00am. For information please call Betty Findley at 281-376-4336

**Monthly Real Estate Update - Information Posted Online - [www.memorialchasecia.com](http://www.memorialchasecia.com)**

## **\* MCCIA - NEWSLETTER \***

**Support our local retailers !!**

