CLCCA COMMUNICATOR

OCTOBER 2026

CLCCA.ORG

281-488-0360



ANNUAL FALL FESTIVAL!

JOIN US OCTOBER 24TH FROM 5-9PM!!

HAUNTED HOUSE, PETTING ZOO, FOAM EXPLOSION, LOCAL VENDORS, AND SO MUCH MORE!

ROOM RENTALS

Pavilion Room
C/D Room
Gym Rentals
Board Room
G-100

SPONSOR SPOTLIGHT!

Thank you!

TACTICAL LAWN CARE
ON POINT!
281.382.1841

TUNE UP
THE MANLY SALON
WEBSTER

Temperature Solutions
HEATING & AIR CONDITIONING

Supplemental Community Services Charge

SCSC

The Clear Lake City Community Association (CLCCA) Board of Trustees voted to extend the voting process for the Supplemental Community Services Charge (SCSC) until June 22, 2029.

Funds collected through the SCSC are intended to support the common general fund of the Clear Lake City Community Association. The purpose of this supplemental charge is to enhance the association's ability to provide services and maintain shared community resources!

Understanding the Financial Reality of the CLCCA

The Supplemental Community Services Charge (SCSC) is vital to ensuring that the Clear Lake City Community Association (CLCCA) can continue to protect, maintain, and serve your neighborhood.

Recent discussions in the public sphere have included misconceptions and false accusations regarding the mismanagement of association funds. However, a transparent look at the historical data, audited financial statements, and structural economic shifts over the last 60 years reveals a very different reality. The CLCCA is not mismanaging money; rather, it is operating under a historically frozen revenue model that is no longer sustainable in the modern economy.

SCSC TOTAL VOTE COUNT AS OF 9/21/26
OAKBROOK, OAKBROOK WEST
MEADOWGREEN, CAMINO SOUTH

FOR	AGAINST	# of Properties	Needed to Pass ≥ 50%	Nomenclature
91	23	353	177	Camino South, Section 1
113	25	454	228	Camino South, Section 3
100	30	416	209	Camino South, Section 4
12	4	33	17	Oakbrook, Section 1 Phase A
19	2	64	33	Oakbrook, Section 1 Phase B
		8	5*	Oakbrook, Section 1 Reference
		6	4*	Oakbrook, Section 1 Reference
9	0	14	9	Oakbrook, Section 1 Phase C
58	16	196	99	Oakbrook, Section 2
176	34	526	264	Oakbrook, Section 3
88	29	302	152	Oakbrook, Section 4
94	11	270	136	Meadowgreen, Section 1
119	25	383	192	Meadowgreen, Section 2
90	25	272	137	Meadowgreen, Section 3
41	15	128	65	Oakbrook West, Section 1
70	15	201	101	Oakbrook West, Section 2
77	18	230	116	Oakbrook West, Section 3
145	26	412	207	Oakbrook West, Section 4
12	0	17	9	Oakbrook West, Section 5
1314	298			
1612		TOTAL VOTES		

SECTIONS HIGHLIGHTED IN GREEN HAVE PASSED

*OBW 5 passed in FY 2025-26
OB1C passed in FY 2026-27

SCAN QR CODE TO VOTE!

The 1963 Revenue Freeze vs. 2026 Financial Reality

The most critical fact for every property owner to understand is this: **CLCCA has never increased its core annual assessment fees since its inception in 1963.** For 63 years, the community service assessment has remained structurally locked at the original rate of 8 mills ($0.008) per square foot. While the association has successfully stretched those exact same dollars for decades, the broader economy has shifted dramatically:

- **Inflation:** A dollar in 1963 is worth roughly $10 today.
- **Labor Costs:** The average hourly labor wage in 1963 was $2.50, compared to modern baseline operational averages exceeding $30 an hour.
- **Utility Costs:** General electricity costs have increased nearly eightfold since the community was built.

Operating an expansive community infrastructure in 2026 using a 1963 income model is a mathematical impossibility. No business, government, or household could absorb a 1,000% increase in baseline costs over 60 years without adjusting their baseline revenue. The proposed SCSC is not a result of mismanagement; it is a long-delayed, necessary correction to adjust for standard inflation.

The Critical Role of Recreation Revenue

A common public misconception is that the Sports and Recreation Complex is an underutilized financial drain. In reality, **recreation and programming revenue is what is actively keeping the association afloat.**

According to the association's audited financial data and baseline operational budgets:

- **The Deficit Without Recreation:** Core maintenance assessments bring in roughly **$620,071** annually. However, maintaining the common areas alone costs hundreds of thousands of dollars, and total community operating expenses exceed **$1.49 million**.
- **The Recreation Lifeline:** Gym, pool, and room rentals, alongside community programs (like Camp Clear Lake, aquatic fitness, and specialized expos), generate an additional **$373,550 to $800,000+** in gross revenue framework annually.

Without this steady influx of recreation and rental cash, the association's reserves would have been completely wiped out years ago. Far from being a burden, the recreation infrastructure is actively subsidizing neighborhood deed restriction enforcement, median mowing, and community-wide mosquito spraying.

Where the Money Goes: Certified Accountability

To counter any claims of fund mismanagement, residents should look directly at the certified compliance record:

1. **Annual Independent Audits:** CLCCA is independently audited by a certified external public accountant every single year. All financial documents, including IRS Form 990 tax returns, are filed precisely in accordance with federal law and are fully transparently accessible to the public online at clcca.org.
2. **Volunteer Leadership:** The Board of Trustees consists of **9 independent, unpaid volunteers** from your neighborhood. No officer or trustee receives any reportable compensation or financial benefit from the association.
3. **Infrastructure Deficiencies:** Comprehensive professional engineering reserve studies indicate that our aging community assets (such as the 60-year-old recreation center, outlying pools, and park structures) have reached the natural end of their useful life cycles and require immediate capital replacement.

What Happens If the SCSC Does Not Pass?

Independent financial forecasting shows that if the path continues unchanged, **all capital reserves will be entirely exhausted within 4 to 6 years, if not sooner.**

If the SCSC fails, it is not a matter of "if" the CLCCA dissolves, but "when."

Without a sustainable general fund, the neighborhood will experience visible degradation:

- Street setbacks, cul-de-sacs, and medians will no longer be mowed.
- Deed restrictions will go completely unenforced, directly impacting property values.
- Outlying pools and the recreation center will be boarded up and closed.
- Public safety measures, such as community mosquito spraying, will permanently cease.

The Supplemental Community Services Charge is a crucial vote to preserve the long-term structural integrity, aesthetic beauty, and property values of the Clear Lake City community.

***PLEASE TAKE THE TIME TO VOTE "YES" IN SUPPORT OF THE SCSC TODAY!**

Property Owners Association Corner

The **CLCCA Architectural Review Committee** meets the **2nd Thursday of every month at 6pm**. If you are considering an exterior change to your property, be sure to submit an online ARC request before you begin a project. The ARC committee must approve any exterior changes to the home or yard.

CLCCA Board of Trustees Meetings are held in person on the **3rd Wednesday of every month at 6pm**. You are welcome and encouraged to attend!

TRASH FACTS!!

CLCCA is not directly associated with the trash pick up system around the Clear Lake Area. The City of Houston takes charge of the trash pick up system in our area. ALL questions regarding the picking up of trash, debris, tree limbs, and junk will be answered by calling 311.

***CLCCA.ORG** is a valuable resource for all the information you need about your community. Here are just a few of the features available to you online:*

- **Read Governing Documents**
- **Submit an online Architectural Review Application**
- **Find board representatives & general manager contact info.**
- **Download audits and IRS tax returns**
- **View available recreation classes/events and rental facilities**
- **Read board and committee meeting minutes**
- **Subscribe to email blasts!**

CLCCA receives the following common complaints. Please be mindful of the following:

· Residents placing their heavy trash or tree waste out on the curb days and sometimes weeks before the scheduled trash pick-up day. If it is your neighbor leaving their trash out for days, please contact 311.
· Vehicles parked in the street for days without being moved. If a vehicle is inoperable and/or parked in front of your property for more than 24 hours, contact 311 to request the vehicle be towed.
· Vehicles parked in driveways blocking sidewalks. This is a city ordinance violation, and you can be ticketed.
· Removing a tree. If you plan to remove a tree, please make sure you seek approval in advance from the architectural review committee.
· Dumping. Please do not dump any trash, grass, leaves, oil, paint, or other items down the storm drains.
· Mold. Look for and remove mold and mildew growing on your home, garage and fence.
· Basketball Goals. Goals located on the street are never safe. Rocks or other debris should never be holding these items in place.

Did you know?

1. All Improvements on a lot must be maintained in a state of good repair and shall not be allowed to deteriorate
2. No bare wood or metal is to remain unpainted. Chipping, mismatched, streaked, peeling or faded paint shall be eliminated, and surfaces repainted.
3. Neither physical damage to brick, siding, or deteriorated wood on the home shall remain unrepaired. Loose or buckled garage door panels must be repaired or replaced, and paint applied to match color of home.
4. Gutters must be kept in good repair and not allowed to hang down.
5. Roofs must be maintained in good repair with no missing or curling shingles.
6. All vehicles are to be parked on paved surfaces, not on grass.
7. Brick and wood surfaces must be cleaned of mold and or mildew and shall not be allowed to discolor brick or wood surfaces.
8. Fences and gates must be kept in good repair.
9. Lawns must be kept mowed, edged, and weed free. Flower beds must be kept free of weeds, and shrubs and trees must be kept trimmed. Sidewalk and driveway joints must be weed and grass free.

CLCCA ANNUAL

FALL festival

SATURDAY OCTOBER 24TH 5PM-9PM | 16511 DIANA LN, HOUSTON, TX 77062

HAUNTED HOUSE, LASER TAG, SLIME BOOTH, FOAM EXPLOSION, & MORE!!

ADMISSION

$12 GENERAL ADMISSION
$5 ADULT ADMISSION
PARENTS ARE WELCOME TO ACCOMPANY THEIR CHILD(REN) THROUGH THE HAUNTED HOUSE; A WRISTBAND PURCHASE IS REQUIRED FOR ENTRY.

SCAN QR CODE FOR MORE INFO & TO PURCHASE WRISTBANDS

Scan me

gpowell@clcca.org

FALL BAKING COMPETITION

Clear Lake City Community Association

DATE: November 7th, 2026
TIME: 10:00am- 12:00pm
LOCATION: 16511 Diana Ln, Houston, TX 77062

Desserts:
Cakes, Cookies, Breads,
Pies, Tarts, Cupcakes,
And More!

REGISTER NOW!
$20 to compete
clcca.org

Tasting Ticket: $10 per person

CLCCA

Yoga In The Park

Instructor: Alyssa Warren

16511 Diana Ln, Houston, TX 77062, United States



08 AM

14 NOVEMBER

Scan this QR code to register:

Join us in celebrating the power of yoga – a journey to inner peace, balance, and strength. This special day is open for all levels, from beginners to seasoned yogis.

Fresh pressed juice corner

$12 to register

Alkaline water station

For registration info: bolivo@clcca.org

For class info: alyssawarrenyoga@gmail.com

JOIN CLCCA FOR A

HOLIDAY EXTRAVAGANZA

DECEMBER 12TH, 2026
10 AM- 12 PM

FOOD, CRAFTS, AND PHOTOS
HOLIDAY MAGIC AWAITS!

$8 ADMISSION $30 VENDOR FEE

CLEAR LAKE CITY COMMUNITY ASSOCIATION
16511 DIANA LN, HOUSTON, TX 77062
MORE INFO AT: CLCCA.ORG

BOLIVO@CLCCA.ORG

Clear Lake City Community Association, Inc. presents..

CRITTERS
REPTILE EXPO & MARKET

PET SUPPLIES!

ANIMAL TOYS, ART WORK AND JEWELRY!

POPCORN! FOOD TRUCKS!

CLEAR LAKE CITY COMMUNITY ASSOCIATION'S GYMNASIUM
16511 DIANA LANE, HOUSTON TX 77062

APRIL 24TH - 25TH

EXOTIC PET SALE!

RARE REPTILES, SMALL MAMMALS, AMPHIBIANS, INSECTS AND PLANTS

PHOTO OPPORTUNITIES!

SCAN ME

EDUCATIONAL PRESENTATIONS!

SHOW SCHEDULE

SATURDAY 3/21
FIRST LOOK ADMISSION
9AM-9:30AM
GENERAL ADMISSION
9:30AM-5PM

SUNDAY 3/22
GENERAL ADMISSION
10AM-4PM

$10 SINGLE DAY
$15 BOTH DAYS
$20 1ST LOOK + BOTH DAYS
KIDS UNDER 4 ARE FREE!

LIVE ANIMAL ENCOUNTERS
BALL PYTHONS, HOGNOSE, TORTOISE, RATS, ISOPODS, SHORT TAILED POSSUM, CRESTED GECKOS, BEARDED DRAGONS AND MORE!

FACE PAINTING!

281-488-0360
CRITTERS@CLCCA.ORG
CRITTERS REPTILE EXPO AND MARKET

BLIND DATE WITH A BOOK & BOOK SWAP



SCAN HERE TO REGISTER:

DATE: Saturday, January 23rd
TIME: 1:00 PM – 3:00 PM
LOCATION: 16511 Diana Ln, Houston, TX 77062
Admission: $8

CLCCA
Annual
SPRING FESTIVAL
March 20th | 12pm-3pm

Join us for our Annual Spring Festival and enjoy a day full of family fun! **Hunt for eggs** in age groups 0–4, 5–8, and 9–10, **take photos** at our **Bunny Photo Backdrop**, shop **local vendors**, play **Laser Tag**, get creative in the **Craft Room**, cool off in our **Foam Explosion**, and enjoy a day of **community fun**. There's something for everyone—we can't wait to celebrate with you!

General Admission: $10 | No egg hunt
Egg Hunt Admission: $12

SCAN QR TO PURCHASE YOUR WRISTBANDS!

Contact
gpowell@clcca.org
clcca.org



CLCCA ANNUAL
Community
HEALTH FAIR

Saturday, February 27th
Clear Lake City Community Center
11am - 2pm

CLCCA is proud to host our annual community Health Fair, designed especially with our seniors in mind! Enjoy free healthcare screenings, helpful resources, and the chance to connect with local wellness providers!

Free Admission!

Get Free Screenings & Information

- Health Screenings
- Exercise Demos
- Supplements
- Nutritionists
- Health & Wellness Vendors
- Community Resources

Vendors! Scan to register!

$50 for a vendor spot!

Spring Yard Sale

Saturday, May 15th

8 AM - 11 AM

16511 Diana Ln, Houston, TX 77062, United States

SHOPPERS: Admission is FREE! Come browse, bargain, and find something you love!
SELLERS: Want to clean out your closets and make some extra cash? Vendor spots are just $20! Bring your gently used clothes, toys, home décor, electronics, and more!

Scan here to register:

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Every Age. Every Stage.

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- Discounted Membership Fee

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Enroll Today!

ROOMS FOR RENT





CLEAR LAKE CITY COMMUNITY ASSOCIATION

Several event rooms are available for rent, making them the perfect venue for festive parties such as Thanksgiving dinners, Christmas gatherings, New Year's celebrations, graduations, baby showers, meetings, and small family holiday get-togethers. We offer flexible setup options in a cozy holiday atmosphere with clean facilities and a convenient location. Contact us today for special holiday pricing and availability!

CONTACT:

gpowell@clcca.org | 281-488-0360

16511 Diana Ln, Houston, TX

16511 Diana Lane

Houston, TX 77062

clcca.org



