



COMMUNITY

NEWS

MARCH 2023

Helpful PHONE NUMBERS

MERIDIANA WELCOME CENTER
FRONT DESK **281.915.5515**

CAFÉ SOL
CAFESOLMERIDIANA.COM
346.816.7202

ALVIN INDEPENDENT SCHOOL DISTRICT
281.245.2770

POLICE DEPARTMENT
EMERGENCY **911**
NON-EMERGENCY **281.369.3444**

FIRE DEPARTMENT
EMERGENCY **911**
NON-EMERGENCY **281.369.3969**

TRASH SERVICES
TEXAS PRIDE DISPOSAL **281.342.8178**
WASTE CONNECTIONS **281.331.0810**

Pick Up
IOWA COLONY: MONDAYS & THURSDAYS
RECYCLING ON THURSDAYS
MANVEL: MONDAYS & THURSDAYS
RECYCLING ON FRIDAYS

TELEPHONE & INTERNET SERVICES
COMCAST **855.668.3343** INTERNET
281.415.3032 CABLE

GAS SERVICES
CENTER POINT ENERGY **800.427.7142**

WATER & SEWER SERVICE
SI ENVIRONMENTAL **832.490.1500**

POST OFFICE
MANVEL **281.489.2861**
ROSHARON **281.595.3331**

HOME OWNERS ASSOCIATION
KELLY REZNICEK, CMCA, AMS
DIRECTOR OF PROPERTY MANAGEMENT
281.870.0585
KELLY.REZNICEK@INFRAMARK.COM



MeridianaTexas.com

f t i #MERIDIANATEXAS

Rentals

If you're interested in renting the Conservatory or reserving the Ambassadors Yacht, please visit our website under News & Events to submit a form request!

MEET MERIDIANA WELCOME CENTER STAFF



Hanna Linder
OPERATIONS DIRECTOR
hanna@meridianatexas.com | 281.915.5514
SALES + COMMUNITY + DEVELOPMENT
HOA + EVENTS + CAFÉ SOL



Amy Hooper
LIFESTYLE COORDINATOR
amy@meridianatexas.com | 281.915.5513
COMMUNITY + EVENTS + RESIDENT LIAISON
COMMUNITY PARTNERS



Adrienne Woods
WELCOME CENTER MANAGER
adrienne@meridianatexas.com | 281.915.5515
HOA & RESIDENT LIAISON + GRS MANAGEMENT
AMENITIES + COMMUNITY MANAGEMENT + SALES



Lauren Acosta
MARKETING MANAGER
lauren@meridianatexas.com | 281.915.5515
DIGITAL + EMAIL MARKETING + PROJECT MANAGEMENT
LEAD GENERATION + CAMPAIGN CREATION + SALES
WEBSITE DEVELOPMENT + MARKETING DEVELOPMENT



Jackie Wostrel
MARKETING MANAGER
jackie@risecommunities.com | 281.915.5515
SOCIAL MEDIA + CAFÉ SOL SOCIAL MEDIA
MARKETING + REALTOR LIAISON



Dominique Palacios
SYSTEMS COORDINATOR
dominique@meridianatexas.com | 281.915.5515
WEBSITE DEVELOPMENT/FACILITATION + DATA REPORTING
CRM/CMS MANAGEMENT

GUEST RELATIONS SPECIALISTS

April Morey Natasha Peterson
Rachel Wilden

HOA UPDATES

GYM: 1) Repaired soap dispensers in gym. 2) Completed gym painting.

GATES: 1) Walton Heights gate repaired. 2) Repaired Lago Point pedestrian gate.

ENTRY + MONUMENTS: 1) New Meridiana and state flag hung at the community entrance.

IN PROGRESS: 1) Working on repairing the entry screen, they will be coming back out again to further troubleshoot.

CAFÉ SOL: 1) Painted and sealed Café Sol doors. 2) Ordered new Café Sol chairs. 3) Pressure washed Café Sol walkway. 4) Café Sol heater repaired. 5) Replaced all Café Sol lights inside and outside. 6) New fans for Café Sol have been installed.

MAINTENANCE: 1) Painted and sealed crosswalk in Welcome Center parking lot. 2) Removed all trash around lakes. 3) Pergolas received a fresh coat of paint. 4) Repaired pet waste station on Shackleton.

IN PROGRESS: 1) The rec center fountain to the west was pulled for repairs. 2) Some of the new banners have come in for the Parkway and have been installed. We are waiting on the additional banners to come in. 3) The Royal Estates planter has arrived and will be installed soon.

THINGS TO NOTE: 1) 22023 Assessments were due on January 1, 2023 and considered delinquent February 01, 2023. Not paying assessments affects everyone in the association along with incurring significant consequences. If a homeowner fails to pay assessments, the homeowner is at risk of being forwarded to an attorney and even foreclosure in extreme cases. If you have not paid your assessments, please pay them today or call our Customer Service at 281.870.0585 to arrange a payment plan.

A NOTE FROM YOUR HOA

What does a HOA do?

Homeowner's Associations (HOA) can be really good for your neighborhood. HOA's work with homeowners to ensure that everyone can enjoy their community to the fullest, which improves property values as well.

HOA's are about upholding community standards. In order to do so, our main goal is to communicate effectively with all homeowners to keep them informed of how the association is being run so important issues don't get overlooked. Good Communication is crucial for a smooth running association and a good community feeling.

Our goal at Inframark is to provide support for all homeowners. We want property values to increase, and we can help by enforcing rules and regulations that protect the interest of all the homeowners within the neighborhood. For example, we work hard to ensure that all properties in Cane Island are kept up to certain standards that will benefit all homeowners – because it creates a more attractive neighborhood.

We also work hard to bring together residents in an effort to form stronger bonds and create a sense of belonging within each resident for the neighborhood. It is important that every resident feels like they belong in their community so they have an incentive to take care of it.

Homeowners Associations can increase your home's value and create a better lifestyle for you and your neighbors. Homeowners Associations were designed to help everyone live happily together and help make sure that properties always look good and well taken care of.

Jamie Malone, CMCA
Community Manager

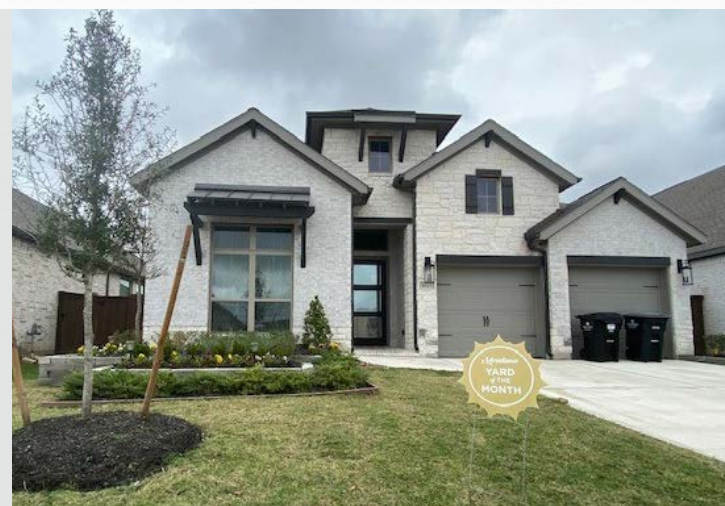
HOME OWNERS ASSOCIATION DIRECTORY

JAMIE MALONE, CMCA
COMMUNITY MANAGER
jamie.malone@inframark.com
936.297.9406

JORDAN MCCAIN
ASSISTANT COMMUNITY MANAGER
jordan.mccain@inframark.com
346.978.6463

YARD OF THE MONTH

Congratulations to our award-winning yards! HOA will award the winners during inspections. Residents will be contacted to pick up their signs at the Welcome Center to display in their front yards.



BRAGG CREEK



EXPLORERS VALE



ROYAL ESTATES



NEW RETAIL CENTER COMING TO MERDIANA'S HIGHWAY 6 ENTRANCE

Several new conveniences are coming to a new retail setting at Meridiana's Highway 6 entrance at Meridiana Parkway just down the street from our neighborhoods of new homes.

Meridiana Marketplace will be home to a Next Level Urgent Care, open daily with extended hours, and the dental practice Smile Professionals with other tenants to be announced soon. Plans call for construction of Meridiana Marketplace to begin this spring.

At Meridiana's Highway 288 entrance, the Shops at Meridiana offers a Starbuck's with indoor seating and drive-thru service, Center Court Pizza & Brew, Today's Vision, Meridiana Urgent Care, Chop House Barber, Rosharon Smiles Dental, and a bustling mini-mart with gas station.

Whether you need to pick up dinner, grab a cup of coffee on the way to work, fill up your tank or get expert medical attention when it's needed most, these conveniences at our two entrances are just another reason why families have made Meridiana one of the nation's top-selling communities.

To reach the community, take the Meridiana Parkway exit from Texas 288, just minutes south of Pearland, heading north or south.

Community Garage Sale Sign-Up

Want to participate in our community garage sale on April 1st?
Click [HERE](#) to fill out the form to have you address featured on the map!



CAF   SOL

MILITARY DISCOUNT

10% off with military ID

TEACHER TUESDAY

10% off with valid ID

GAME DAY DISCOUNT

10% off with any sport logo attire on game days

HOURS

11AM - 8PM
TUESDAY - FRIDAY

11AM - 9PM
SATURDAY

breakfast

8AM - 12PM
SATURDAY

8AM - 2PM
SUNDAY



@CAFESOLMERIDIANA

CAFESOLMERIDIANA.COM

COMMUNITY CLUBS

CIGAR CLUB

Michael Payne, mqpyne0807@gmail.com

CROCHET CLUB

Heather Johnson, heathe1@hotmail.com

MEN'S BOOK CLUB

Donald Brown, mr_brown1234@yahoo.com

POKER CLUB

Jason Hillhouse, 346.224.4950

RUNNING CLUB

VaShawnda McClean, vmac.17@att.net

TRAVEL CLUB

Sonia Rectenwald, soniarec623@gmail.com

WOMEN'S BOOK CLUB

Adrian Hicks, brad.adrian@yahoo.com

WINE WITHOUT WHINE

Roshanna Washington, roshannaw@gmail.com

Interested in starting your own resident club?

Contact the Welcome Center at
host@meridianatexas.com
for more details.

WELLNESS CLASSES

ZUMBA DANCE Mondays | 6pm

Location: Oasis Village, Conservatory **Cost:** \$10/class

Contact: Lanette Dew
Lanette4zumba@gmail.com | 832.373.6348

STEP AEROBICS Tuesdays/Thursdays | 7pm

Step into fitness with aerobics instructor Jermisha Hardeman in our Conservatory! For any questions regarding the class please contact Jermisha Hardeman at jermishahardeman@gmail.com or 832.640.5297.

Click [HERE](#) to sign up today!

Location: Oasis Village, Conservatory **Cost:** \$12/class

ISTEP W/MISHA XTREME HIP-HOP

Tuesdays/Thursdays | 7pm - 8pm

Beginners Class: Xtreme Hip Hop Step Aerobics is a high energy toning and cardi class with routines set to old and new school music. This class will motivate you to move and have fun while burning a tremendous amount of calories.

BOOK ONLINE at schedulingcity.com/scheduling/IWLGYT

Location: Oasis Village, Conservatory **Cost:** \$12/class

Contact: Jermisha Hardeman at 832.640.5297
or jermishahardeman@gmail.com for class questions

KIDS CLASSES

SHYCOUR ROBOTICS

Wednesdays/Thursdays | 4:30pm

Location: Oasis Village, Conservatory

Cost: Contact admin@shycour.com for pricing

KINDERMUSIK

Tuesdays | 9:30am/10:30am/11:30am

Location: Oasis Village, Conservatory

Cost: \$50/month
(includes materials for the class to use at home)

A STAR IN MOTION

Tuesdays | 5:00pm

Location: Oasis Village, Conservatory

Pre-Registration Required:
Contact Coach Renee 832.455.6461

FIT CAMP Tuesdays/Thursdays | 7pm

Sheila J Fit Camp is a 60 minute Full Body workout that offers strength and conditioning. Each workout will have a different focus to help clients gain strength, mobility and increase overall performance. All classes are for ALL fitness levels. To RSVP please text or call Sheila Jackson at 678.751.5579.

Location: Parking lot behind Meridiana Elementary and next to Iowa Colony city park

Cost: Contact Sheila Jackson at 678.751.5579 for pricing

SJ STRENGTH Mondays/Tuesdays/Thursdays | 6am

Location: Oasis Village, Conservatory

Cost: Contact Sheila Jackson at sheilajayfitness@gmail.com or 678.751.5579 for pricing

SJ F.I.T Wednesdays | 7pm

Location: Oasis Village, Conservatory

Cost: Contact Sheila Jackson at sheilajayfitness@gmail.com or 678.751.5579 for pricing

NOONDAY BIBLE STUDY Wednesdays | 12pm

Whether you are new to the faith or a seasoned saint who wants to grow in the knowledge of Christ, this Bible study is for you. As we walk through the scripture together, we learn and understand the power of God's love and the hope he brings into the lives of all who trust Him.

Location: Oasis Village, Conservatory

Contact: elkrain@sbcglobal.net

ShyCour is an educational tutoring company that provides tutoring, workshops, mentoring, consulting, and educational product development services to the community. More information about upcoming programs visit www.shycour.com. Feedback from parents in Meridiana can be found at www.shycour.com/upcoming-events.

In every Kindermusik class, you're welcomed into a playful and nurturing environment where your child will experience music of varying styles, genres, and cultures. They'll interact with other children and engage in movement, rhythm, and vocal activities that develop far more than just music skills. Their approach to early childhood education and award-winning, research-based, and developmentally appropriate curricula prime children for success in school and in life. Visit www.pandatree.kindermusik.com to enroll today!

Cheer dance for 1st - 8th Grade.

MARCH 2023



Public Event

CHICK-FIL-A SERVING AT OASIS VILLAGE

March 1st & March 16th | 5pm - 7pm

Stop by the Welcome Center to purchase dinner from Chick-Fil-A.



DISC GOLF AT CHALLENGER PARK March 4th

Enjoy a game of disc golf at Challenger Park with your friends and family! Stop by the Welcome Center during normal business hours to pick up supplies.

Public Event

KARAOKE AT CAFÉ SOL March 4th | 6pm - 8pm

Make your way over to Café Sole for some Saturday night sing-along with our favorite DJ Bleu J hosting Karaoke at Café Sol.



DIY COFFEE BAR March 5th | 12pm - 6pm

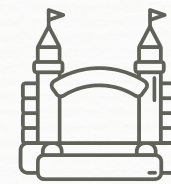
Visit the Welcome Center between 12 pm to 6 pm for a cup of hot coffee or cocoa at our office coffee station.



FAMILY FUN NIGHT AT OASIS VILLAGE

March 10th | 5pm - 8pm

It's time for another round of Family Fun! With Meridiana's favorite DJ Bleu J spinning tunes, a mobile game truck, fun games, and an assortment of food trucks to visit, this event will have something for everyone to enjoy.



Public Event

BOUNCE IT UP AT OASIS VILLAGE

March 11th - 12th | **March 13th - 17th** | March 18th - 19th

The bounce houses will be set up for a day of fun during normal business hours at Oasis Village!

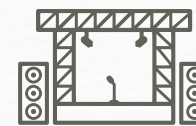


Public Event

WORLD DOWN SYNDROME DAY EVENT March 18th | 12pm

Stop by Oasis Village from 12pm - 4 pm to enjoy LIVE music, bounce houses, food trucks, a vendor market, face painting, a silent auction, and more. *This is not an HOA Sponsored Event.*

For more information, please contact Chelsey Brown via email at chelseybrown09@gmail.com



Public Event

LIVE CONCERT March 25th

Join us for a night of great music by Suzanne's Band and enjoy dinner from one of our Food Trucks. Be sure to bring your lawn chairs.



PICKLEBALL AT CHALLENGER PARK March 26th | 12pm

Stop by the Welcome Center from 11am to 4pm to pick up a pickleball set to use at the pickleball court located at Challengers Park on Observation Way. Pickleball rentals are for 2-hour increments. Don't forget to bring your ID!

SPRING BREAK WEEK

MARCH 13TH - 16TH

INFLATABLE PUTT-PUTT GOLF CHALLENGE

Monday March 13th
2pm - 6pm

Nine creative and challenging golf lanes will keep you lively and entertained. Brave the course with your friends, and

OPTIMUM MOBILE GAMING TRUCK

Tuesday March 14th
2pm - 6pm

Stop by Oasis Village to enjoy an awesome Video Game Theatre Experience!

CRAFT KITS AT THE WELCOME CENTER

Wednesday March 15th
10am - 6pm

Stop by the Welcome Center between 10am to 6pm to pick up a craft kit.

INFLATABLE JUNIOR SPORTS GAMES

Thursday March 16th
2pm - 6pm

Something for everyone with a pentagonal-shaped multi-center of entertainment, this inflatable features six different sports games: basketball, football, soccer, darts, frisbee, and baseball.

FOAMING FUN AT OASIS VILLAGE

Friday March 17th
2pm - 6pm

Head on over to Oasis Village for a foaming good time!

Resident BUSINESS GUIDE

We are happy to bring you a local business guide to Meridiana’s monthly newsletter. Learn about the small and local business community located near you and connect with your fellow neighbors. If you’d like to be added to the Resident Business Directory page, email your name, business name, social media page or website and preferred way of contact to lauren@meridianatexas.com.

3-Wheeled Motorcycle Rentals

**Polaris XLR8
Slingshot Rental**

Frank Vasquez
Turo Page: [xlr8.fun/bookme](https://www.turo.com/profile/xlr8.fun/bookme)

Baked Goods

**Little Miss
Confectionaire**

Ireland
social: @littlemissconfectionaire
[littlemissconfectionaire.com](https://www.littlemissconfectionaire.com)

Bread Mavens

Rebecca Hester, Megan Sabljakovic
social: [breadmavens@carbsrlife](https://www.breadmavens@carbsrlife)

Red Carpet Cakes

Gina Pierce - Baker Extraordinaire
social: @RedCarpetCakesByGina
318.730.7710

Beauty & Self-care

Bomb Self Care

Skye Kim
skye@bombselfcare.com | 720.979.5132

CBD Products

The Hemp Soap Company
Taylor Tippie

social, Facebook: [thehempsoapco](https://www.thehempsoapco.com)
taylor@thehempsoapco.com

Christian Themed Decor

**Wright’s Christian
Storehouse**

Dean Wright
social: @WCStorehouse
wrightscs@yahoo.com | 409.939.9964

Custom Woodwork

**Saltwater and Sawdust
Woodworking**

Christopher Anderson
social: @saltwater_and_sawdust
saltwaterandsawdustwoodworking@gmail.com

Decor, Craft & Custom Signs

DesignbyCharlieE

Charlie Day
social: @designsbyCharlieE
charlieday600@yahoo.com
281.840.0975

Designs by Heather

Heather Johnson
social: Designs By Heather
heathe1@hotmail.com | 248.417.9061

YardyParty

Marc and Jennifer Holmes
social: @YardyPartySigns
[YardyPartySigns.com](https://www.YardyPartySigns.com)

Event Planning & Rentals

BusyBeez Pits & Plays

Denise Boutte
social: @busybeezpitsandplay
contact@busybeez.me | 832.732.9180

Party for Less Event Rentals

social: @p4l_eventrentals
www.p4leventrentals.com
p4leventrentals@gmail.com |
832.745.8327

Rejoice Event Decor, LLC

www.rejoiceeventdecor.com
info@rejoiceeventdecor.com
724.383.687

Event Planning & Rentals

Table Twelve Events

Aria Broxton
social: @table12events
aria@table12events.com | 850.321.7900

Food & Beverage

LemonTails Kustom Lemonade

Patrick C. Rivers
lemontailslemonade@outlook.com
713.539.9876

Home Organization

Chaos to Clarity

Sarah Martinez
409.599.8329

Free Snake Relocation Service

Lone Star Snakes

Megan Sabljakovic
social, FB group: IowaColony/Manvel/
Rosharon Snake ID & Removal
social: @LoneStarSnakes
TEXT 469.226.0084

Financial Services

Accountable

Dana Cragin
Danacragin@accountable-llc.com
832.727.0100

Financial Coach

Tim Campbell, CPA
www.tbobic.org/financialcoaching
timothywcampbell@entouch.net
832.494.8730

Luxury Lashes & Accessories

Syrupreme Lashes

Jale’yn Brown, Ashley Padilla-Juarez
social: @syrupremelasheslashes
[syrupremelashes.bigcartel.com](https://www.syrupremelashes.bigcartel.com)
562.303.6650 | 346.228.2995

Machinery/Vibration Services

MachVib Services Corporation

Jason Lemaire
www.machvibservices.com
jason@machvibeservices.com
832.569.4426

Custom Paint Parties

Painting on the Gogh

Camelia Rivers
camelia.davis@gmail.com
214.803.5129

Pest & Lawn Care

Providence Pest + Lawn

Kenneth Beason
[providencelPM.com](https://www.providencelPM.com)
kenneth.beason@providencelPM.com
832.703.0993

Pet Services

**Meadowlake Pet Resort
& Training Center**

www.meadowlakepetresort.com
info@meadowlakepetresort.com
713.413.1633

Photographer

Oh Snap by Amy

Amy Thomas
social, Facebook: @OhSnapbyAmy
amy01liz@gmail.com | 361.244.2313

Camelia Rivers Photography

Camelia Rivers
[cameliarivers.com](https://www.cameliarivers.com)

Photo Booth Service

ThePicStop PhotoBooth

LaDonna Malone
social, Instagram: [ThePicStopPhotoBooth](https://www.ThePicStopPhotoBooth.com)
832.779.2261

Real Estate

Sons & Daughters Realty

Sara Hippler
sarah@sdrsells.com
281.635.1447

Relationship Coach

Love & Relationship Coach

Theresa Pettigrew
theresapettigrew@yahoo.com

Roofing

Kelley Roofing & Restoration

Doug Kelley
douglas@kelroof.com
www.kelroof.com
979.341.3008

Travel Agent

FLY. BEACH. REPEAT.

Aqueelah Brown
Flybeachrepeat@gmail.com
832.541.9500

NLW Travel

social: @NLWTravel
www.nlwtravel.com
info@nlwtravel.com
832.736.3296

Window Treatments

Deluxe Window Treatment LLC

Deshun Baker
social: @deluxewindowtreatments
info@deluxewindowtreatments.com
www.deluxewindowtreatments.com
832.338.7302

BABYSITTERS

Madison Duparello

985.662.9529

Madison lives with her parents in Meridiana, while being here she has babysat for families in the community. Madison also has reliable transportation and a part time job teaching dance at JDF Elite.

CPR Certified

Massiel Acosta

917.969.5409

I am CPR certified plus have more than 5 years with child care. I was a lead teacher at Goddard school and I am looking to find a part-time job with kids.

5+ years in child care

CPR Certified

Lead Teacher at Goddard School

If you would like to be added to the Meridiana newsletter list of community babysitters, please contact Lauren at lauren@meridianatexas.com.

WHAT ARE THE BEST PAINT COLORS TO SELL A HOUSE?

It is important to me to
provide you with
information that can help
you build equity.



HORIZON
BENJAMIN MOORE

SOFT CHAMOIS
BENJAMIN MOORE

PALE OAK
BENJAMIN MOORE

AGREEABLE GRAY
SHERWIN WILLIAMS

LIGHT FRENCH GRAY
SHERWIN WILLIAMS

According to one home painting company, painting the exterior of your home yields a 55% ROI in terms of value increase. This means that if you're selling your home, you most definitely want to consider giving it a fresh coat of paint before putting it on the market.

TWO-TONED OLIVE

Two-toned olive paint can give a home's exterior a sophisticated look. The two colors can complement each other and create an elegant effect. The darker color can also make the house look more stately and regal. In addition, two-toned olive paint can be used to highlight architectural features or to downplay problem areas.

BEIGE & GRAY

Beige and gray paint is a mixture that looks good on the exterior of a home for a number of reasons.

First, these colors tend to be very neutral, making them a good choice for homes that are located in busy neighborhoods or areas with a lot of foot traffic. Additionally, beige and gray paint can help to hide dirt and stains, making it easier to keep the outside of the home looking clean. This can be a selling point when you speak to potential buyers.

Is painting your house even necessary? Before thinking about the best colors to paint a house or browsing through some of the best house paint color boards on Pinterest, it pays to calculate the current value of your home. You might be surprised to find that your home's current value is fine as is and you don't need to paint it.



SCAN THIS QR
CODE FOR YOUR
FREE HOME VALUE!

TOP PRODUCING MERIDIANA REALTOR



Pearland Pediatric Dentistry

infants • children • teens

713-436-4080

Dr. Pamela Clark*

Dr. Nancy Wong*

2360 County Road 94, Ste 102
Pearland, TX 77584



*Board Certified
Pediatric Dentists



www.pearlandkidsteeth.com



Meridiana
MERIDIANATEXAS.COM