The Woodlands at a crossroads as study concludes

Directors will make decision on whether to hold incorporation vote in 2020

BY VANESSA HOLT

One year after The Woodlands Township board of directors chose The Novak Consulting Group to complete its incorporation study, the township begins 2020 with a new timeline for decisions that could culminate in a November incorporation vote. Under state law, a majority vote is required for residents to approve incorporating into a city.

Legislation and agreements passed in 2007 created The Woodlands Township as a special-purpose district, meaning it cannot be annexed by Houston or Conroe until 2057. The township can incorporate into a city before that time, according to the legislation.

Throughout 2019, the study—for which the township had budgeted about $933,000 in 2019, according to township records—provided cost projections for services the new city would need to supply—such as law enforcement and public works—currently provided by Harris and Montgomery counties.
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From Vanessa: “Residents may recall discussions about Research Forest Drive in 2018, when the county launched a study of traffic and congestion on the roadway. Officials have said there should be some new information available in 2020.”

Vanessa Holt, EDITOR

MONTHLY COMMENTARY FROM THE DESK OF JIM CARLTON

Wow, it was quite a year for the stock market. Sentiment could not have been worse as we entered 2019, as the 4th quarter of the previous year had been a mess with stocks dropping nearly 20%. But, as we entered 2019, The Federal Reserve changed course and began to lower interest rates once again. This helped fuel a rise in the stock market, and with earnings mainly flat for the year, the rise was one in valuation (P/E ratio), more than an earnings or economic driven advance. As we begin 2020, stocks will need a rebound in earnings growth to justify further gains, as valuations are now somewhat stretched. Will the economy and corporate earnings fuel further stock gains in 2020? If you’d like to inquire if your investment accounts are properly positioned for the new year, come by for a visit. Let’s make sure you’re on the right track.

For our daily commentary and all disclosures, visit www.chjwealthmanagement.com

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John and Jennifer Garrett began Community Impact Newspaper in 2005 in Pflugerville, Texas. The company’s mission is to build communities of informed citizens and thriving businesses through the collaboration of a passionate team.

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See our picture gallery below for some exciting things we have done.

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NOW OPEN

1 Craft Grill Breakfast Club opened at the Kuykendahl Place shopping plaza in January at 25219 Kuykendahl Road, Ste. G150, Tomball. The breakfast club will serve a variety of Texas- and Louisiana-style Southern breakfast cuisine in addition to coffee and seasonal cocktails. The space will also be available for private events. 281-255-2396. www.craftgrillrestaurants.com

2 Pie in the Sky Pie Co. opened its third restaurant and bakery on FM 1488 on Dec. 2. The eatery is located at 7030 FM 1488, Ste. 100, Magnolia, and features a menu of breakfast, lunch and dessert items in addition to catering trays, salads and casseroles. The new store offers breakfast items, such as waffles, skillets and omelets, in addition to sandwiches, salads and wraps. Desserts include cookies, cake balls, sweet breads and more than 20 signature pies available in several sizes, by the slice or as cream pies. Pie in the Sky also operates restaurants in College Station and Conroe. 936-242-1552. www.kungfutea.com

3 The global bubble tea franchise Kung Fu Tea launched its newest location in The Woodlands in early December. The new store, located at 3091 College Park Drive, Ste. 180, The Woodlands, features a menu of traditional, boba milk, fruit punch and seasonal drinks. Toppings, such as tapioca, beans, jelly, pudding and popping bubbles, are available for mixing as well. 936-242-1552. www.kungfutea.com

4 The CBD retailer Quirky Leaf officially launched Dec. 2 at the Marcel Town Center in Conroe. The holistic health and wellness store is now selling CBD, or cannabidiol, products, ranging from consumable tinctures, sleep capsules, edibles and coffee to topical balms, soaps and creams. The shop is located at 525 Woodlands Square Blvd., Ste. 140, Conroe. 713-992-8023. www.quirkyleaf.com

5 Kids Castle Playcare opened its new facility in Spring on Dec. 11. The day care features a range of activities for children of different age levels and interests, such as puzzles, arts, crafts, dancing, sports and games. Meals can also be purchased for children throughout the day. 281-547-8555. www.kidscastleplaycare.com

6 24 Hour Fitness celebrated the grand opening of its Spring Energy Super Sport Gym on Dec. 14 at 1000 Lake Plaza Drive, Spring, in CityPlace at Springwoods Village. The new gym offers cardio equipment, free weights, strength machines, personal training, TRX suspension training, group exercise classes and group cycling classes. Amenities include an indoor lap pool, an Olympic training rig, a practice basketball court, a pro shop, a sauna, a steam room, a turf zone, a whirlpool and...
a personal training area. 281-206-2887. www.24hourfitness.com

7 A new veterinary hospital for dogs and cats in The Woodlands area, the South Creek Animal Clinic, opened Dec. 23 in Spring. Located at 24527 Gosling Road, Ste. D160, the clinic offers general care for pets in addition to dental and surgical services, and features an in-house laboratory for diagnostic tests. The clinic accepts both scheduled and walk-in appointments. 281-206-4150. www.southcreekanimalclinic.com

8 Local florist Piney Rose opened at 2417 Research Forest Drive, Unit B, The Woodlands, on Dec. 7. Owner Cullen Handfelt said Piney Rose offers handcrafted floral arrangements for weddings, events, funerals and deliveries. The store also offers weekly and monthly flower or plant subscriptions. 935-524-1450. www.pineyrose.com

COMING SOON

9 Huddle House, an Atlanta-based diner franchise, will open a location at 27030 Kuykendahl Road—within EVAM Plaza—in Tomball, company representatives announced in a Dec. 3 release. Huddle House offers round-the-clock breakfast as well as lunch and dinner entrees. Huddle House has 19 restaurants open or in development in Texas as well as hundreds more across the southern U.S. www.huddlehouse.com

10 A new Southern-style eatery, Sugar Britches Cafe, plans to open this winter in The Woodlands. The cafe, located in the Marcel Commons shopping center at 2330 FM 1488, Ste. 100, The Woodlands, will feature a full coffee bar serving drinks, including espresso and nitro cold brew. Breakfast and lunch food will also be offered, as will bakery items, such as pies and pastries.

RELOCATIONS

12 The cigar and tobacco retailer Woodlands Fine Cigars relocated from its former space at 582 Sawdust Road, Spring, in early December. The cigar store opened its new location in the Sawdust Plaza at 414 Sawdust Road, Spring, on Dec. 2. Woodlands Fine Cigars has operated since 1996 and is managed by the father-son team of Mike and Phil Gager. The store offers more than 1,000 cigars, pipe tobacco, pipes, accessories and men’s gifts. The new location also features a smoking lounge and a humidor. 281-296-0202. www.woodlandsfinecigars.com

ANNIVERSARIES

13 The Teora Music School marked its first anniversary in Tomball on Dec. 3. The academy, located at 24913 Kuykendahl Road, Ste. C and D, Tomball, is open to students from as young as 6 months old all the way to adult students. Teora features lessons for instruments, including piano, guitar, drums and bass, in addition to music production courses. The school also offers professional music mixing and mastering services and is available to host events, such as birthday parties. 832-328-6080. www.teoramusic.com

14 Sorriso Modern Italian Kitchen is celebrating its first anniversary at 2 Waterway Square Place, The Woodlands, on Jan. 9. The Italian restaurant, which is located at The Westin at The Woodlands, features authentic Italian cuisine with locally sourced ingredients, including housemade fresh pasta, brick-oven pizzas, entrees and artisanal bread baskets. 832-839-5436. www.sorrisoitaliankitchen.com

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NOW OPEN
NOW OPEN

1 Urban Air Adventure Park’s new facility opened Dec. 7. The trampoline park and entertainment center, located in Metropark Square at 17943 I-45 N., Shenandoah, is open for both daily visits and group events, such as birthday parties. Attractions at the Shenandoah park include climbing walls, a ropes course, bumper cars, a trampoline area and an indoor playground. 936-235-2085. www.urbanairtrampolinepark.com

2 The Magnolia nail salon Martinis & Manicures opened its second area location Nov. 22 at Metropark Square in Shenandoah. The salon, located at 8821 Metropark Drive, Ste. 500, Shenandoah, provides several signature manicures and pedicures along with complimentary cocktails. Martinis & Manicures also offers nail services, such as paraffin treatments, color enhancements and nail repair, in addition to some waxing services. 936-202-2399. www.martinisandmanis.com

3 Chipotle Mexican Grill launched its third Spring eatery Dec. 10 at the Birnham Woods Marketplace in a standalone space at 4053 Riley Fuzzel Road, Spring. Chipotle serves customizable burritos and burrito bowls in addition to tacos, salads, and vegan and vegetarian bowl options with a variety of toppings. Catering services are also offered. 832-948-1031. www.chipotle.com

4 Vinny’s Barbershop opened a second location at 3440 Grand Parkway, Spring, on Dec. 1. The barbershop’s first location opened in Humble in 2017. Both locations offer men’s hair services, such as haircuts for men and children, straight-edge razor shaves and shear cuts. 346-831-0798. www.vinnysbarbershop.net

5 CT’s Sweets and Meats, a new eatery offering a variety of barbecue items and desserts, opened in a space east of Oak Ridge North on Nov. 1. The restaurant, located at 27722 Robinson Road, Conroe, serves barbecue brisket, pork and sausage plates along with sandwiches, side dishes and meat by the pound. Cookies, brownies, gourmet cupcakes, and stuffed and alcohol-infused cakes are also sold at the Robinson Road location. 346-224-5847

COMING SOON

4 Vinny’s Barbershop is preparing to open Jan. 20 in Metropark Square at 8915 Metropark Drive in Shenandoah. The new restaurant will feature televisions for watching sporting events, games of skill and simulators. www.daveandbusters.com

5 The national franchise 1000 Degrees Pizza plans to open its newest eatery in Spring this winter. Owner John Bock said the restaurant is set to be located in the Birnham Woods Marketplace at 4057 Riley Fuzzel Road, Ste. 100, Spring. 1000 Degrees offers a range of Neapolitan and Roman-style pizzas available in both build-your-own and signature styles, in addition to appetizers, such as fire-roasted chicken wings and breadsticks. www.1000degreespizza.com

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The Woodlands area is home to several annual races, including The Woodlands Marathon and Woodforest Bank TRI. Spring also brings the Woodlands Waterway Arts Festival in April and Wine and Food Week in June.

**TOWN GREEN PARK**  
2099 Lake Robbins Drive, The Woodlands

**MARCH**

07 Run a marathon  
Area runners can hit the track for Fidelity Investments’ annual The Woodlands Marathon through the township. Runners can sign up for a full or half-marathon either individually or in two- or four-person relay teams. A 2K race and a 5K race are also held Feb. 29. 7 a.m. $50-$120. www.thewoodlandsmarathon.com

**APRIL**

04-05 Take in art from around the country  
The 15th annual The Woodlands Waterway Arts Festival brings scores of artists in all mediums to The Woodlands Waterway for a two-day exhibition, featuring artist booths and protection from elements. 1-5 p.m. $35-$40 (adult), $20-$25 (child). The Woodlands Waterway Marriott Hotel and Convention Center, 1601 Lake Robbins Drive, The Woodlands. 281-367-5777. www.tasteofthetown.org (Courtesy The Woodlands Area Chamber of Commerce)

**APRIL**

28 Contribute to a fundraiser  
Collective Hearts for Children is hosting its second annual Scholarship Fundraising Gala at Pallotta’s. The gala will raise funds to assist with education costs for children with autism. The funds will provide scholarship assistance for students in need to attend the Texas Autism Academy. 6-8:30 p.m. $100. 713-824-8484. www.facebook.com/collectiveheartsforchildren

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www.thewoodlandstownship-tx.gov

**APRIL**

04 Compete in a triathlon  

**JUNE**

01 Sample food and drinks from area establishments  
The Woodlands Wine & Food Week runs through the first week of June, featuring many events, such as the community Wine Walk and Wine Rendezvous Grand Tasting. Times, locations and ticket prices vary. 713-557-5732. www.wineandfoodweek.com

**OTHER EVENTS**

**APRIL**

03-11 Celebrate Easter  
The Woodlands Township hosts a week of family-friendly Easter activities, including breakfast with the Easter Bunny and egg hunts on land and water. Times, prices and locations vary. 281-210-3800. www.thewoodlandstownship-tx.gov

**JUNE**

07 Sample food and drinks from area establishments  
The Woodlands Wine & Food Week runs through the first week of June, featuring many events, such as the community Wine Walk and Wine Rendezvous Grand Tasting. Times, locations and ticket prices vary. 713-557-5732. www.wineandfoodweek.com

**JANUARY**

01 KICK OFF BOATING SEASON  

20 MARTIN LUTHER KING JR. DAY  

24 PARTICIPATE IN A FAMILY DATE NIGHT  
The Woodlands hosts an “Amazing Race”-themed mother-son date night that includes a series of challenges and clues in addition to dinner. 6:30-8:30 p.m. $45 (resident pair), $50 (nonresident pair). The Recreation Center at Rob Fleming Park, 6464 Creekside Forest Drive, The Woodlands. 281-210-3800. www.thewoodlandstownship-tx.gov

25 ATTEND A GALA FOR MEDICAL RESEARCH  
St. Jude Children’s Research Hospital’s third annual Miracle in The Woodlands fundraising gala is open to community members and businesses. 6-11 p.m. $250 (individual), $2,500 (table of 10). The Woodlands Waterway Marriott Hotel & Park, 6464 Creekside Forest Drive, The Woodlands. 281-210-3800. www.thewoodlandstownship-tx.gov

**APRIL**

2323 Lake Robbins Drive, The Woodlands  
888-210-3800  
www.thewoodlandstownship-tx.gov

**JANUARY**

18 GROW YOUR GARDENING SKILLS  
Gardening experts lead a landscape gardening class, sharing tips to solve pest problems around the home. 9 a.m.-noon. Free. The Woodlands Emergency Training Center, 16135 I-45 S., The Woodlands. 281-210-3800. www.thewoodlandstownship-tx.gov

19 LEARN NEW SURVIVAL SKILLS  
This outdoor survival course will provide information on abilities such as fire-starting methods, water collection and protection from elements. 1-5 p.m. $55 (resident), $65 (nonresident). The Recreation Center at Rob Fleming Park, 6464 Creekside Forest Drive, The Woodlands. 281-210-3800. www.thewoodlandstownship-tx.gov

**JANUARY**

24 Try samples from local eateries at Taste of the Town  
The Woodlands Area Chamber of Commerce hosts the annual Taste of the Town food event, featuring food and drink samples from area eateries and beverage companies. Tickets include samples and soft drinks as well as two alcoholic drink tickets. 4-9 p.m. $35-$40 (adult), $20-$25 (child). The Woodlands Waterway Marriott Hotel and Convention Center, 1601 Lake Robbins Drive, The Woodlands. 281-367-5777. www.tasteofthetown.org (Courtesy The Woodlands Area Chamber of Commerce)

**JANUARY**

25 Attend a gala for medical research  
St. Jude Children’s Research Hospital’s third annual Miracle in The Woodlands fundraising gala is open to community members and businesses. 6-11 p.m. $250 (individual), $2,500 (table of 10). The Woodlands Waterway Marriott Hotel & Park, 6464 Creekside Forest Drive, The Woodlands. 281-210-3800. www.thewoodlandstownship-tx.gov
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JUNE
8  Maroon 5 with Meghan Trainor, 7 p.m.
20  The Black Crowes, 8 p.m.
27  Chicago and Rick Springfield, 6:30 p.m.

SEPTEMBER
5  Journey with Pretenders, 7 p.m.

OCTOBER
10  The Doobie Brothers, 7:30 p.m.

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JANUARY
14  Jazz on the Northside, 7 p.m.
18  Louis Lamb and the Gentle Lamb Experience, 7:30 p.m.
21  Jazz on the Northside, 7 p.m.
25  The Two Black Guys, 7:30 p.m.
28  Jazz on the Northside, 7:30 p.m.
31  London Lawhon, 7:30 p.m.

FEBRUARY
1  Mark Holter and the Bopmeisters, 7:30 p.m.
4  Jazz on the Northside, 7:30 p.m.
11  Jazz on the Northside, 7:30 p.m.

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JANUARY
14  The Peterson Brothers, 8 p.m.
15  Taylor Renee Marx, 8 p.m.
16  Kody West with Grady Spencer and Gio Yanez, 8 p.m.

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JANUARY
17  Goodtime Muffin 10 p.m.
18  Bad Friend, 10 p.m.
24  OMG, 10 p.m.
25  Midnight Release, 10 p.m.
31  Swagger, 10 p.m.

LANTZ BOWMAN AND PHILIP HAMMAN DISCUSS THE IMPORTANCE OF USING ADVISORS WHO ADVISE CLIENTS EXCLUSIVELY UNDER THE FIDUCIARY STANDARD.

(Watermark Image: Lantz Bowman and Phillip Hamman discuss the importance of using advisors who advise clients exclusively under the fiduciary standard.

Lantz Bowman and Phillip Hamman discuss the importance of using advisors who advise clients exclusively under the fiduciary standard.

(Left to right: Lantz Bowman, CFP®; and Phillip Hamman, CFA, CFP®)

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THE WOODLANDS EDITION • JANUARY 2020

Hiromi, 8:30 p.m.
Mike Farris, 8:30 p.m.
Kimmie Rhodes & Gary Nicholson, 8:30 p.m.
Bart Crow band, 8:30 p.m.
Will Carter band, 8:30 p.m.
Crystal Bowersox band, 8:30 p.m.
Walt & Tina Wilkins with Josh & Kristi Grider, 8 p.m.
Sol Flair, 8 p.m.
Brian Carrion, 7 p.m.
George Coward, 7 p.m.
Bobble, 7 p.m.
Bobble, 7 p.m.
Sick Duck, 9 p.m.
Bad Boyfriend, 9 p.m.
Yelba Trio, 9 p.m.
Robert Greaney, 7 p.m.
Paige Lewis, 7 p.m.
Robert Greaney, 7 p.m.
Sick Duck, 9 p.m.
George Coward, 7 p.m.
Brian Carmion, 7 p.m.
Sol Flair, 8 p.m.
Good Time Muffin, 9 p.m.
The Rikkis, 9 p.m.
Unique Soul Band, 8 p.m.
Isaiah Rangel, Shelbi Lamar, 8 p.m.
Madeline Edwards, Shelbi Lamar, 8 p.m.
Madeline Edwards, Ariel Hill, 8 p.m.
Madeline Edwards, Shelbi Lamar, Ariel Hill, 9 p.m.
Chris Crump, 9 p.m.
Mike Farris, 8:30 p.m.
Casey Donahew, 9:30 p.m.
Mike Farris, 8:30 p.m.
Kimmie Rhodes & Gary Nicholson, 8:30 p.m.
Bart Crow band, 8:30 p.m.
Will Carter band, 8:30 p.m.
Mike Farris, 8:30 p.m.
Sick Duck, 9 p.m.
Sol Flair, 8 p.m.
Brian Carrion, 7 p.m.
George Coward, 7 p.m.
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Unique Soul Band, 8 p.m.
Isaiah Rangel, Shelbi Lamar, 8 p.m.
Madeline Edwards, Shelbi Lamar, 8 p.m.
Madeline Edwards, Ariel Hill, 8 p.m.
Madeline Edwards, Shelbi Lamar, Ariel Hill, 9 p.m.

Find more or submit The Woodlands-area events at communityimpact.com/communityimpact.com/event-calendar. Event organizers can submit local events online to be considered for the print edition. Submitting details for consideration does not guarantee publication.

Hiromi has practiced piano since age six, and her music features a blend of classical, jazz and pop sounds. 8:30 p.m. $98-$158. Dosey Doe Big Barn, 25911 I-45 N., The Woodlands. 281-367-3774. www.doseydoe.com

FEATURED EVENT

Japanese jazz pianist and composer Hiromi Uehara performs at the Dosey Doe Big Barn in January on her worldwide tour in support of her latest record, “Spectrum.” Hiromi has practiced piano since age six, and her music features a blend of classical, jazz and pop sounds. 8:30 p.m. $98-$158. Dosey Doe Big Barn, 25911 I-45 N., The Woodlands. 281-367-3774. www.doseydoe.com

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15

THE WOODLANDS EDITION • JANUARY 2020

COMPiled by Ben Thompson
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Event spurs debate about LGBTQ student support

BY ANDY LI

A recent event at Willis ISD and comments made by a Conroe ISD board member have raised questions on what resources are available for LGBTQ students in the Conroe ISD area.

Following a Willis High School event in October where a drag queen was invited to speak at a cosmetology class, CISD trustee Dale Inman spoke out against WISD’s choice of guest speakers and criticized the LGBTQ community itself. Inman has three daughters who attend Willis High.

“The LGBTQ community is one of the most vile, hate-filled communities I’ve ever come across,” Inman said in an interview with Community Impact Newspaper on Oct. 28. “These folks are vicious.”

Inman’s comments were both defended and admonished, with some calling for his resignation.

Conroe High School student Zoey Nofchissey stood before the CISD board of trustees Nov. 19 and told Inman how his comments hurt her.

“To call us vile and disgusting and [say] that we’re vicious is wrong. It’s very wrong,” Nofchissey said.

Some local LGBTQ students said Inman’s comments and the drag queen debate highlighted their need for more resources and support for the approximately 158,500 LGBTQ youths in Texas, according to the Williams Institute at the University of Los Angeles in 2017.

Meanwhile, others in the community have voiced that they have the right to object to “alternative lifestyles.”

Divided over drag

The drag queen event took place Oct. 18 when a Willis High cosmetology teacher hosted a drag queen who performs under the name Lynn Adonis-Deveaux to teach makeup application.

Following the event, Inman said on Facebook he does not want “alternative lifestyles” promoted in Montgomery County schools.

At the CISD board meeting Nov. 19, several people called for Inman’s resignation, including Rachel Walker, a CISD parent and the engagement specialist for The Woodlands Pride.

“Our kids are leading the way on what it means to be kind and inclusive; it’s us parents that need a refresher,” Walker said. “The only way I see to move forward and to affect positive change is for [Inman] to issue a public apology and resign.”

CISD issued a statement Nov. 21 that the views expressed by Inman do not represent the views of the board of trustees or the district.

More vulnerable population

Much of the criticism Inman faced focused on the adverse effect his words had on LGBTQ students in CISD. Some statewide research indicates LGBTQ students are more vulnerable to bullying and mental health issues than heterosexual peers.

Research by the Williams Institute in 2017 found Houston lesbian, gay and bisexual students from ninth to 12th grade are nearly three times as likely to “seriously consider suicide” as compared to their heterosexual peers, with 15% of LGB students needing medical treatment for suicide attempts during the course of high school.

According to research by GLSEN, a national educational organization, only 5% of Texan students attend a school with a comprehensive anti-bullying policy with protections for sexual orientation and gender expression. CISD does not have protections for LGBTQ students in its bullying or harassment policies in their student handbooks.

Denise Cipolla, coordinator of guidance and counseling for CISD, said the district is supportive of its LGBTQ students and works with them to provide education and support. However, there is no standardized training.

LOCAL SUPPORT

Montgomery County has several formal and informal support programs for LGBTQ students and their families.

PFLAG OF MONTGOMERY, TX
Hosts monthly support groups for LGBTQ individuals and their families at 3500 N. Loop 336 W., Conroe www.facebook.com/pflagofmontgomery

THE WOODLANDS PRIDE
Organizes the annual Pride event, which celebrates gay rights and the LGBTQIA+ community • www.thewoodlandspride.org

LGBT OF SPRING, THE WOODLANDS AND CONROE
An informal Facebook group of adults to connect and socialize • www.facebook.com/groups/477937062947049

LGBTQ NORTH MONTGOMERY COUNTY
An informal group for LGBTQ people in the more rural north Montgomery County www.meetup.com/montgomery-lesbian-friends-meetup-group

GAY-Straight ALLIANCES
Student-led clubs at various schools meant to be safe and supportive environments for LGBTQ students and their straight peers www.gsanetwork.org
Howard Hughes Corp. buys iconic towers in $565M Occidental deal

BY VANESSA HOLT

Howard Hughes Corp. announced Dec. 30 it acquired the two former Anadarko Petroleum Corp. office towers from Occidental Petroleum Corp. in a $565 million transaction, bringing 1.4 million additional square feet of office space in The Woodlands under the company’s control.

The Occidental office tower purchase includes a 125,000-square-foot warehouse and 9.3 acres of developable land in The Woodlands Town Center alongside The Woodlands Waterway.

Occidental completed its acquisition of Anadarko in August. According to a news release, Occidental leased back 100% of the larger, 808,000-square-foot Allison Tower at 1201 Lake Robbins Drive as well as 100% of the warehouse space for 13 years, effective Dec. 30.

The 595,000-square-foot tower at 9950 Woodloch Forest Drive known as the Hackett Tower will become the Howard Hughes Corp. headquarters. A timeline for the relocation has not yet been established, according to a company statement.

The deal also includes Occidental’s Century Park campus in the West Houston Energy Corridor, representing an additional 63 acres. That property will be remarke, according to a Howard Hughes Corp. news release.

Gil Staley, the CEO of The Woodlands Area Economic Development Partnership, said the deal ensures a continued presence in the area for Occidental, The Woodlands’ largest private employer.

“When your largest employer is acquired by another company, there were some anxious times to say the least,” Staley said in a phone interview. “Now we know what the future holds for our community, and we know now that [Occidental] will have a significant presence here with jobs, which is paramount to the economic vitality of our community.”

Howard Hughes officials said the deal is part of the company’s goal of expanding its portfolio in The Woodlands area as it moves its headquarters there.

“This acquisition ... further expands our existing portfolio in this market where our 2.5-million-square-foot office portfolio is currently 94% leased, allowing us to respond to the growing need for premium office space as companies are looking to relocate and expand within The Woodlands,” Howard Hughes Corp. CEO Paul Layne said in a statement.

Occidental President and CEO Vicki Hollub said in a statement she believes it is important for the company to maintain a presence in The Woodlands.

“The sale of office complexes in the Houston Energy Corridor and The Woodlands is part of our plan to divest non-core assets and continue to improve the strength of our balance sheet,” Hollub said. “It was important to us, and many of our employees, to maintain a presence in The Woodlands.”

The future of the towers following Occidental’s acquisition of Anadarko Petroleum Corp. has sparked speculation since it was announced earlier this year. The announcement means the towers—the tallest office buildings in Montgomery County—will be the home for two of the area’s largest private employers, Howard Hughes officials said.

“These iconic towers have long been a beacon at the entry to The Woodlands Town Center, and The Howard Hughes Corporation is extremely proud to bring them into our portfolio,” said Jim Carman, the president of the Houston region for The Howard Hughes Corp., in a statement. “The Woodlands offers a vibrant lifestyle, a strong workforce, highly-acclaimed schools, and unparalleled amenities including hiking trails, parks and open spaces while focusing on health and wellness.”

Staley said he believes Howard Hughes’ choice of The Woodlands for its headquarters will benefit the region economically.

“We’re now the headquarters of a larger publicly traded company and that bodes well for our community. ... It also helps us in recruitment of other headquarters sites,” Staley said. “Number two, it reinforces [Howard Hughes Corp.] wants to focus their growth in master-planned communities, and The Woodlands is leading that opportunity for them.”
Officials talk feral hog control in The Woodlands

BY VANESSA HOLT

THE WOODLANDS Feral hogs have been a destructive and potentially dangerous nuisance to residents of Windsor Hills and other neighborhoods in The Woodlands, according to a group of residents who attended a Dec. 4 Woodlands board of directors meeting to ask for a solution.

Residents said a key issue is gaps in fences through which the hogs are entering the neighborhood. The fences are on private property and cannot be repaired by the township, said John Powers, assistant general manager for community services in The Woodlands.

Rob Miller, president of the Windsor Hills Homeowners Association board of directors, said the hogs have visited the neighborhood almost every night since June.

Powers said the hogs have been a problem for several years, but several conditions have made this a particularly bad season.

“This has been a great year crop for acorns, and with live oak trees and acorns in abundance, they’re out taking easy pickings,” Powers said.

The township does not budget for trapping services for wildlife, and the cost of maintaining one trap was estimated at $46,800 per year in 2017, with a minimum of three years necessary to stabilize a hog population in an area, according to materials on the township website.

According to the township, a community trapping program with six traps over a three-year period would cost about $850,000.

Township officials said they are working with local county commissioners for a solution and with state forest representatives to create programs to inform residents about managing hogs.

LOCAL IMPACT

Feral hogs have been a destructive and potentially dangerous nuisance to residents of Windsor Hills and other neighborhoods in The Woodlands, according to a group of residents who attended a Dec. 4 Woodlands board of directors meeting to ask for a solution.

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Entergy gets $160K to address power outages

BY BEN THOMPSON

SHENANDOAH An Entergy Corp. project to alleviate frequent power outages that have occurred in the city this year was awarded $160,000 by Shenandoah City Council in a unanimous decision Dec. 11.

The project will center around the installation of two new switch cabinets along Wellman Road connected by a new trunk line, and linked with five subdivisions along Wellman to an existing underground feeder on Grogans Mill.

In a presentation to council during its regular Dec. 11 meeting, Entergy representative Troy DeBeaumont said the project will expand the number of individual circuits serving the area, an addition that is expected to reduce potential power outages for residents.

“Entergy saw it as an opportunity to increase the reliability and our switching capabilities in the city so it will allow us, during a storm event, to restore power faster,” he said.

DeBeaumont said the project’s total cost is estimated to be between $750,000 and $800,000.

COMMUNITY IMPACT NEWSPAPER SOURCE: COMMUNITY IMPACT NEWSPAPER

Conservation district board president resigns

BY VANESSA HOLT

LSGCD The Lone Star Groundwater Conservation District meeting Dec. 10 brought two immediate changes: board President Webb Melder, elected to the board in 2018, resigned, and the board terminated a contract with a consulting hydrologist.

“I can confirm that I received a letter of resignation from former Board President Webb Melder on Dec. 10 effective the same day,” LSGCD Interim General Manager Samantha Reiter said in an email Dec. 12.

The board may appoint a representative to fill the remainder of the term, which expires Dec. 1, 2020, she said. It will fill the vacancy as soon as possible, she said.

Before his election to the board post, Melder was the mayor of the city of Conroe.

MEETINGS WE COVER

The Woodlands Township board of directors will meet at 6 p.m. Jan. 15 at 2801 Technology Forest Blvd., The Woodlands, 281-210-3800. www.thewoodlands-tx.gov

Shenandoah City Council will meet at 7 p.m. Jan. 22 at 29955 I-45 N., Shenandoah, 281-298-5522. www.shenandoahtx.us

Oak Ridge North City Council will meet at 7 p.m. Jan. 27 at 27424 Robinson Road, Oak Ridge North, 281-292-4648. www.oakridgenorth.com
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TheStrongFirm.com
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Oak Ridge North

The city of Oak Ridge North has seen its population stay nearly the same, at just over 3,100 residents, from 2014-18. From 2017-18 the median annual income in the city has dropped by 10.15%, but the median home value has increased by 8.74%, according to the most recent demographic information available in mid-December.

Shenandoah

Although the population of the city of Shenandoah is still below 3,000, it grew by 17.52% from 2014-18, according to the most recent demographic information available in mid-December. The median home value decreased by 1.75% from 2017-18. Median household income during that time period, however, has increased by 3.18%.

**Getting to Know**

### Oak Ridge North

<table>
<thead>
<tr>
<th>Year</th>
<th>Population</th>
<th>2014</th>
<th>2015</th>
<th>2016</th>
<th>2017</th>
<th>2018</th>
</tr>
</thead>
<tbody>
<tr>
<td>Five-year change:</td>
<td>+0.93%</td>
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</tr>
</tbody>
</table>

**Key**

- **Population**
- **Home Value**
  - Median: $192,200 in 2017, $209,000 in 2018
- **Household Income**
  - Median annual: $102,750 in 2017, $92,313 in 2018

### Shenandoah

<table>
<thead>
<tr>
<th>Year</th>
<th>Population</th>
<th>2014</th>
<th>2015</th>
<th>2016</th>
<th>2017</th>
<th>2018</th>
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<tbody>
<tr>
<td></td>
<td>2014</td>
<td>2,397</td>
<td>2,523</td>
<td>2,653</td>
<td>2,733</td>
<td>2,817</td>
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<tr>
<td>Five-year change:</td>
<td>+17.52%</td>
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<td></td>
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</tbody>
</table>

**Key**

- **Population**
- **Home Value**
  - Median: $251,600 in 2017, $247,200 in 2018
- **Household Income**
  - Median annual: $76,219 in 2017, $78,643 in 2018
Restaurants that opened in The Woodlands area in 2019 or are coming soon in 2020

1. Big City Wings
   3555 Rayford Road, Spring
   832-616-3490
   www.bigcitywings.com
   $$ OPENED IN APRIL

2. Burger and Bordeaux Bistro
   4900 FM 1488, Conroe
   936-242-1373
   www.burgerandbordeaux.com
   $$ OPENED IN JULY

3. Chick-fil-A
   25630 Kuykendahl Road, Tomball
   281-516-9500
   www.chick-fil-a.com
   OPENED IN FEBRUARY

4. Chicken Salad Chick
   Riley Fuzzel Road, Spring (Birnham Woods Marketplace)
   www.chickensaladchick.com
   OPENING MAY 2020

5. Chicken Salad Chick
   3026 College Park Drive, Conroe
   936-202-3140
   www.chickensaladchick.com
   OPENING IN JANUARY

6. Citizens Grill
   315 Enclave Drive, Ste. 300, Conroe
   936-320-0022
   www.citizensgrill.com
   OPENED IN JUNE

7. Corky’s Ribs & BBQ
   25867 I-45 N., The Woodlands
   www.corkysbbq.com
   OPENING FEBRUARY 2020

8. CT’s Sweets and Meats
   2222 Rayford Road, Spring
   346-331-2893
   www.ctsseatsandmeats.com
   OPENED IN 2020

9. Dave & Buster’s
   8915 Metropark Drive, Shenandoah
   936-270-1250
   www.daveandbusters.com
   OPENING FEBRUARY 2020

10. Dickey’s Barbecue Pit
    27030 Kuykendahl Road, Tomball
    770-325-1300
    www.dickeys.com
    OPENED IN JANUARY

11. Flower Child
    1900 Lake Woodlands Drive, Ste. 100, The Woodlands
    346-268-7101
    www.iamaflowervill.com
    OPENED IN MARCH

12. Huddle House
    27030 Kuykendahl Road, Tomball
    770-325-1300
    www.huddlehouse.com
    OPENING IN 2020

13. Jax Burgers Fries & Shakes
    3555 Rayford Road, Ste. 70, Spring
    346-224-2167
    www.jaxburgers.com
    OPENED IN 2020

14. Killen’s Steakhouse
    1700 Research Forest Drive, Shenandoah
    281-323-4004
    www.killenssteakhouse.com
    OPENED IN JUNE

15. Mahoney’s Texish Bar & Restaurant
    24 Waterway Ave., Ste. 100, The Woodlands
    346-224-5847
    www.mahonesrestaurant.com
    OPENED IN NOVEMBER

Average entrees: $ Up to $9.99 $10-$19.99 $20 or more ■ Breakfast/brunch ■ Happy hour ■ Kids menu

COMPILIED BY ANDREW CHRISTMAN AND BEN THOMPSON
### Places for Sunday Brunch

Several The Woodlands-area eateries with breakfast and brunch options recently launched or will open in 2020.

<table>
<thead>
<tr>
<th>#</th>
<th>Name</th>
<th>Address</th>
<th>Phone</th>
<th>Website</th>
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</thead>
<tbody>
<tr>
<td>20</td>
<td>Aji Robota and Ramen</td>
<td>25640 Kuykendahl Road, Ste. F, Tomball</td>
<td>832-559-7909</td>
<td><a href="http://www.ajirobataramentomball.com">www.ajirobataramentomball.com</a></td>
</tr>
<tr>
<td>21</td>
<td>Sushi Rebel</td>
<td>1700 Lake Plaza Drive, Spring</td>
<td>713-840-2700</td>
<td></td>
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<tr>
<td>22</td>
<td>Teriyaki Madness</td>
<td>1501 Lake Robbins Drive, Ste. 110, The Woodlands</td>
<td>832-839-5435</td>
<td><a href="http://www.comosocialclub.com">www.comosocialclub.com</a></td>
</tr>
<tr>
<td>23</td>
<td>Common Bond Cafe &amp; Bakery</td>
<td>1700 City Plaza Drive, Spring</td>
<td>713-529-3535</td>
<td><a href="http://www.commonbondcafe.com">www.commonbondcafe.com</a></td>
</tr>
<tr>
<td>25</td>
<td>Lovebeans Coffeehouse</td>
<td>8522 Creekside Forest Drive, Ste. D100, The Woodlands</td>
<td>713-503-7283</td>
<td><a href="http://www.lovebeanscoffeehouse.com">www.lovebeanscoffeehouse.com</a></td>
</tr>
<tr>
<td>26</td>
<td>Pie in the Sky Pie Co.</td>
<td>7030 FM 1488, Ste. 100, Magnolia</td>
<td>346-336-7437</td>
<td><a href="http://www.pieintheskypieco.com/magnolia">www.pieintheskypieco.com/magnolia</a></td>
</tr>
<tr>
<td>27</td>
<td>Sweetwaters Coffee &amp; Tea</td>
<td>9511 FM 1488, Ste. 100, Magnolia</td>
<td>346-298-6450</td>
<td><a href="http://www.snoozeeatery.com">www.snoozeeatery.com</a></td>
</tr>
<tr>
<td>28</td>
<td>Como Social Club</td>
<td>2 Waterway Square Place, The Woodlands</td>
<td>832-839-5435</td>
<td><a href="http://www.comosocialclub.com">www.comosocialclub.com</a></td>
</tr>
<tr>
<td>31</td>
<td>First Watch</td>
<td>1620 Research Forest Drive, Ste. 100, Shenandoah</td>
<td>281-419-8333</td>
<td><a href="http://www.firstwatch.com">www.firstwatch.com</a></td>
</tr>
<tr>
<td>32</td>
<td>Snooze, an A.M. Eatery</td>
<td>2415 Research Forest Drive, The Woodlands</td>
<td>346-298-6450</td>
<td><a href="http://www.snoozeeatery.com">www.snoozeeatery.com</a></td>
</tr>
<tr>
<td>34</td>
<td>The Toasted Yolk Café</td>
<td>207 E. Shore Drive, Ste. 100, The Woodlands</td>
<td>832-844-3991</td>
<td><a href="http://www.thetoastedyolk.com">www.thetoastedyolk.com</a></td>
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**BARS/CLUBS**

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<td>35</td>
<td>Huddle House</td>
<td>27800 I-45 N., Oak Ridge North</td>
<td>713-840-2700</td>
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<td>36</td>
<td>Como Social Club</td>
<td>2 Waterway Square Place, The Woodlands</td>
<td>832-839-5435</td>
<td><a href="http://www.comosocialclub.com">www.comosocialclub.com</a></td>
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**ASIAN**

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<th>Website</th>
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</thead>
<tbody>
<tr>
<td>37</td>
<td>Aji Robota and Ramen</td>
<td>24814 Kuykendahl Road, Tomball. 346-800-8226.</td>
<td><a href="http://www.facebook.com/natalitas3">www.facebook.com/natalitas3</a></td>
<td></td>
</tr>
<tr>
<td>38</td>
<td>Natalita’s No. 3 Mexican Restaurant</td>
<td>opened at 24814 Kuykendahl Road, Tomball.</td>
<td></td>
<td></td>
</tr>
<tr>
<td>39</td>
<td>Spring Creek Barbeque</td>
<td>4083 Riley Fuzzel Road, Spring</td>
<td>713-389-5514</td>
<td><a href="http://www.springcreekbarbeque.com">www.springcreekbarbeque.com</a></td>
</tr>
<tr>
<td>40</td>
<td>Teriyaki Madness</td>
<td>1501 Lake Robbins Drive, Ste. 110, The Woodlands</td>
<td>832-839-5435</td>
<td><a href="http://www.comosocialclub.com">www.comosocialclub.com</a></td>
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**BAKERY/CAFE**

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<th>Phone</th>
<th>Website</th>
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</thead>
<tbody>
<tr>
<td>41</td>
<td>First Watch</td>
<td>1620 Research Forest Drive, Ste. 100, Shenandoah</td>
<td>281-419-8333</td>
<td><a href="http://www.firstwatch.com">www.firstwatch.com</a></td>
</tr>
<tr>
<td>42</td>
<td>Snooze, an A.M. Eatery</td>
<td>2415 Research Forest Drive, The Woodlands</td>
<td>346-298-6450</td>
<td><a href="http://www.snoozeatery.com">www.snoozeatery.com</a></td>
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<td><a href="http://www.thetoastedyolk.com">www.thetoastedyolk.com</a></td>
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**CONTINUED ON PAGE 27**
MARINE MILITARY ACADEMY

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MMA »» A College-Prep Boarding School for Boys in Grades 7-12 »» 320 Iwo Jima Blvd. »» Harlingen, TX
Restaurants that opened in The Woodlands area in 2019 or are coming soon in 2020

**HEALTH/SMOOTHIES**

35 Bread Zeppelin Salads Elevated
1700 City Plaza Drive, Spring
214-666-6065
www.breadzeppelin.com
$  OPENING SPRING 2020

36 Clean Juice
6777 Woodlands Parkway, Ste. 320, The Woodlands
281-771-3929
www.cleanjuice.com
$  OPENED IN APRIL

37 Main Squeeze Juice Co.
1900 Lake Woodlands Drive, Ste. 350, The Woodlands
832-585-1880
www.mainsqueezejuiceco.com
$  OPENED IN MAY

38 My Protein Grill
3466 Discovery Creek Blvd., Ste. 500, Spring
281-651-5142
www.myproteinigrill.com
$  OPENED IN NOVEMBER

39 One Stop Nutrition
3466 Discovery Creek Blvd., Ste. 200, Spring
281-323-4857
www.onestopnutrition.com
$  OPENED IN NOVEMBER

40 Tropical Smoothie Cafe
5417 FM 1488, Ste. A, Magnolia
281-789-4595
www.tropicalsmoothiecafe.com
$  OPENED IN FEBRUARY

41 Tropical Smoothie Cafe
25640 Kuykendahl Road, Ste. A, Tomball
346-336-6390
www.tropicalsmoothiecafe.com
$  OPENED IN JULY

**INDIAN**

42 Curry Masala
610 Rayford Road, Ste. 638, Spring
www.currymasalatx.com
$  OPENED IN FEBRUARY

43 Radunare Italian American Table
2520 Research Forest Drive, Ste. 500, The Woodlands
281-465-8995
www.radunare.com
$$  OPENED IN JULY

44 Sorriso Modern Italian Kitchen
2 Waterway Square Place, The Woodlands
832-839-5436
www.sorrisoitaliankitchen.com
$$  OPENED IN JANUARY

45 Zanti Cucina Italiana
10000 Research Forest Drive, Magnolia
281-259-1300
www.zanticucina.com
$$$/$$  OPENED IN JULY

**MEXICAN/TEX-MEX**

47 Bigotes Street Tacos
5714 FM 1488, Magnolia
346-703-0951
www.bigotesstreettacos.com
$  OPENED IN FEBRUARY

48 Chipotle
4053 Riley Fuzzel Road, Spring
832-948-1031
www.chipotle.com
$  OPENED IN DECEMBER

49 Fajita Pete’s
1555 Lake Woodlands Drive, The Woodlands
346-413-2501
www.fajitapetes.com
$  OPENED IN OCTOBER

**MEDITERRANEAN**

46 Ta’bleyah Mediterranean Cuisine
525 Sawdust Road, The Woodlands
832-663-9842
www.tableyahcuisine.com
$  OPENED IN MAY

**PIZZA**

52 Marco’s Pizza
9803 Hwy. 242, Ste. 100, Conroe
936-282-5253
www.marcos.com
$  OPENED IN JANUARY

**SOUTH AFRICAN**

53 Peli Peli
1201 Lake Woodlands Drive, Ste. 304, The Woodlands
281-257-9500
www.pelieli.com
$$$/$$  OPENED IN SEPTEMBER
These retailers opened in The Woodlands area in 2019 or will open in 2020.

**BEAUTY/BOUTIQUES**

1. **French Cuff Boutique**  
   1900 Lake Woodlands Drive, The Woodlands  
   346-298-6299  
   www.frenchcuffboutique.com  
   **OPENED APRIL 17**

2. **Luxe Custom Collective**  
   9595 Six Pines Drive, The Woodlands  
   281-653-8969  
   www.luxecustomcollective.com  
   **OPENED AUG. 1**

3. **Arolistic Naturals**  
   2330 FM 1488, Ste. 500, Conroe  
   936-271-0646  
   www.arolisticnaturals.com  
   **OPENED MAY 10**

4. **CBD American Shaman**  
   3759 FM 1488, Ste. 450, The Woodlands  
   936-267-0105  
   www.cbdspringtx.com  
   **OPENED NOV. 1**

5. **Drip N Vape**  
   8633 W. Rayford Road, Spring  
   346-236-6037  
   www.facebook.com/pg/dripnvapeconroe  
   **OPENED LATE SEPTEMBER**

6. **Plush CBD + Reflexology**  
   9550 Woodlands Parkway, Ste. 300, The Woodlands  
   713-389-5785  
   www.plushcbdtx.com  
   **OPENED MAY 1**

7. **Quirky Leaf**  
   525 Woodland Square Blvd., Ste. 140, Conroe  
   713-992-8023  
   www.quirkyleaf.com  
   **OPENED DEC. 2**

8. **David’s Bridal**  
   1600 Lake Woodlands Drive, The Woodlands  
   281-580-0100  
   www.davidsbridal.com  
   **OPENED SEPT. 26**

9. **Discount Liquidators**  
   1432 Rayford Road, The Woodlands  
   832-246-8874  
   https://discountliquidatorsrayford.business.site  
   **OPENED OCT. 1**

10. **Gina’s Tees**  
    9595 Six Pines Drive, The Woodlands  
    936-344-6900  
    www.ginatees.com  
    **OPENED SEPT. 7**

11. **Interfaith of the Woodlands’ Hand Me Up Shop**  
    536 Sawdust Road, The Woodlands  
    281-367-4942  
    www.woodlandsinterfaith.org  
    **OPENED NOV. 8**

12. **Louis Vuitton**  
    9595 Six Pines Drive, Ste. 605, The Woodlands  
    866-884-8866  
    www.louisvuitton.com  
    **OPENED SEPT. 6**

13. **Philanthropy**  
    9595 Six Pines Drive, Ste. 1360, The Woodlands  
    832-299-6527  
    www.philanthropyfashion.com  
    **OPENED SEPT. 7**

14. **UNTUCKit**  
    1201 Lake Woodlands Drive, Ste. 1020, The Woodlands  
    281-984-5016  
    www.untuckit.com  
    **OPENED NOV. 4**

**GOLF**

15. **Club Champion**  
    19075 I-45 S., Shenandoah  
    888-340-7820  
    www.clubchampiongolf.com  
    **OPENED NOV. 4**

16. **Golftec**  
    27510 I-45 N., Ste. 31, Oak Ridge North  
    281-419-6110  
    www.golftec.com  
    **OPENED OCT. 23**

**HOBBIES/HOME PRODUCTS**

17. **Action Wear Plus**  
    3091 College Park Drive, The Woodlands  
    936-202-2446  
    www.actionwearplus.com  
    **OPENED OCT. 4**

18. **The Adventure Begins Comics and Games**  
    525 Woodland Square Blvd., Ste. 130, Conroe  
    936-272-3223  
    www.theadventurebeginscomicsandgames.com  
    **OPENED JAN. 28**

19. **Right Next Door Designs**  
    9940 Woodlands Parkway, Ste. 300, The Woodlands  
    832-764-0680  
    www.facebook.com/rightnextdoordesigns  
    **OPENED SEPT. 9**
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houstonmethodist.org/cancer-woodlands
The Woodlands Township officials await results of yearlong Research Forest study

BY VANESSA HOLT

The Woodlands Township officials said in late 2019 that updates are expected in 2020 on an independent study that Montgomery County Precincts 2 and 3 agreed to fund to address safety and mobility concerns on Research Forest Drive.

The independent study was launched in 2019 as an alternative to submitting a $24 million project proposal to the Houston-Galveston Area Council for possible state or federal funding. The original proposal included constructing a six-lane underpass on Research Forest Drive beneath Grogans Mill Road.

The study, conducted by Strand Association, was intended to evaluate traffic on Research Forest between Gosling Road and I-45, including the Grogans Mill intersection, according to information on the township website.

The Research Forest and Grogans Mill intersection was the site of 21 crashes from Sept. 1, 2017, to Aug. 31, 2018. A Community Impact Newspaper query on the Texas Department of Transportation website showed 20 crashes took place at the site from Sept. 1, 2018 to Aug. 31, 2019.

Gordy Bunch, chairperson of The Woodlands Township board of directors, said in a Dec. 12 email the study was meant to be jointly reviewed by precincts 2 and 3, Shenandoah, The Woodlands Rural Utility District and the township.

“Last year, the community and adjacent property owners were left out of the proposal process, and we had hoped to avoid a repeat,” Bunch said.

Bunch said the township hopes to have multiple at-grade intersection improvements made at the intersection of Grogans Mill and Research Forest as well as that of Grogans Mill and Lake Woodlands Parkway, and from Research Forest to I-45. He said he would also like to see additional turn lanes throughout the community.

Precinct 3 officials did not return a request for comment before press time, but Director Ann Snyder said at a Nov. 20 board of directors meeting she had spoken with Precinct 3 Commissioner James Noack and was told results from the study would be forthcoming in the first quarter of 2020.

Todd Stephens, the intergovernmental relations manager for the township, also said at the Nov. 20 meeting that feedback could be expected early in the year.

“I believe they anticipate the study should be concluded in the next several weeks, likely in [the] January-February time frame,” Stephens said.

SOURCE: TEXAS DEPARTMENT OF TRANSPORTATION/COMMUNITY IMPACT NEWSPAPER

TOP TRANSPORTATION STORY OF 2020

TROUBLED INTERSECTION

A county-funded study is examining mobility options on Research Forest Drive, including the intersection at Grogans Mill Road, which has been the site of numerous crashes.

Sept. 1, 2017, to Aug. 31, 2018:
21 COLLISIONS

Sept. 1, 2018, to Aug. 31, 2019:
20 COLLISIONS

COLLISIONS AT INTERSECTION

SOURCE: TEXAS DEPARTMENT OF TRANSPORTATION/COMMUNITY IMPACT NEWSPAPER

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<thead>
<tr>
<th>New Chapel East</th>
<th>The Hill</th>
</tr>
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<tbody>
<tr>
<td>2394 Hagerman Road</td>
<td>2226 Pintail Lane &amp; 2228 Pintail Lane</td>
</tr>
</tbody>
</table>

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2424 Woodlands Pkwy

1488 Woodlands Pkwy

45 Woodlands Pkwy

Woodlands Pkwy

Koenig Ln.

Zoned to CISD

The Woodlands High School
BY BEN THOMPSON

The Texas Department of Transportation conducted an access management study of the FM 1488 corridor between I-45 and Hwy. 149 throughout 2019.

The FM 1488 corridor has seen steadily increasing traffic and accident counts over the past decade, according to TxDOT. Crash data from the department shows vehicle crashes between FM 149 and I-45 doubled from 2010 to 2018.

Study recommendations could include installation of a raised median along the corridor, adding traffic signals and turn lanes at some intersections, realigning the road’s interchange at I-45 and widening FM 1488 from four to six lanes along portions of the highway.

A $1.1 million project at the FM 1488 and I-45 interchange to adjust ramp pathways and add two traffic signals will go out for bids in late 2020, TxDOT officials said.

I-45 study, Robinson Road interchange project continue in 2020

BY BEN THOMPSON

Projects slated to move forward along I-45 in south Montgomery County in 2020 include signalization of the Woodlands Parkway-Robinson Road interchange as well as continued work on the Texas Department of Transportation Planning and Environmental Linkages study of the interstate corridor.

TxDOT will continue its study of the corridor between Beltway 8 North in Houston and South Loop 336 in Conroe in 2020. After soliciting community input from 2017 to 2018, the study began its second and final phase in spring 2019.

TxDOT held several public meetings throughout 2019 to gather improvement ideas, and as of late 2019 it announced it was developing solutions and goals for the corridor.

In December, Montgomery County Precinct 3 rebid the Robinson Road overpass redesign project at I-45. A new bid had not yet been awarded as of press time.

WHAT IS A SAFETY PROFILE THROUGH SMART911?

A Safety Profile consists of voluntary information about an individual, or a household that is contained within one account on Smart911.com or the Smart911 APP.

Information can include details about members of the household, phone numbers and addresses. Notes about medical conditions, medications, vehicles and pets can be added as well as the option to sign up for emergency alerts such as AlertMCTX or AlertCONROE. Safety Profiles can also specify your primary language.

WHO SHOULD CREATE A SAFETY PROFILE?

Anyone can create a safety profile. Those that are especially encouraged to sign up are people with medical or disability information. Wireless phone users are also encouraged, as wireless phone calls to 9-1-1 only provide a general location of the caller, not an exact address.

HOW DO I KNOW IF MY SAFETY PROFILE WAS SUCCESSFULLY CREATED?

Once registration is complete, Smart911 will automatically direct you to your Smart911 Safety Profile and will send a message to your registered email address confirming your account.

IS MY INFORMATION SECURE?

Your privacy is important to us! Your information ONLY available to 9-1-1 call takers and responders in the event you call 9-1-1. Your Safety Profile is non-searchable, and your information will only be displayed to 9-1-1 dispatchers for a limited amount of time. In some areas, you can choose to allow Smart911 to share your profile with Emergency Managers as they prepare for and respond to emergencies. If you reside or work in one of these areas, you will be presented with this option.

CAN I INCLUDE MY FAMILY MEMBERS?

A Safety Profile should include everyone in your household. You can also create Safety Profile on behalf of elderly parents, those with disabilities, or anyone not comfortable with computers, designating yourself as the emergency contact.

IS THERE A COST TO SIGN UP FOR SMART911?

There is no fee to create or maintain a Safety Profile with Smart911.

ONCE I HAVE SIGNED UP; DO I NEED TO DO ANYTHING ELSE?

The more up to date your information is, the better. Smart911 prompts users to verify their information every six months.
Attendance zones could change as Conroe ISD prepares for growth

BY VANESSA HOLT

The $653.57 million Conroe ISD bond referendum approved by voters Nov. 5 includes money for new buildings and expansions at several campuses, but another effect of district growth will be a need to look at rezoning across the district in 2020.

Several south Montgomery County schools will see additional space added in 2020-21 as a result of the bond. College Park High School is slated to get a 10-classroom addition via $9.86 million of bond funds, while an addition to York Junior High to increase classroom and cafeteria capacity to 2,000 students is budgeted at $15.5 million.

Other local bond projects include the construction of The Woodlands High School Career & Technical Education center as well as engineering and science labs additions, budgeted at $11.19 million.

Oak Ridge High School is also getting a $44.6 million major systems overhaul.

At its Dec. 17 meeting, the CISD board of trustees discussed possible changes to its attendance boundaries as a result of the upcoming opening of Stockton Junior High School in the Conroe High School feeder zone. Although that school is being built with funds from a 2015 bond, the feeder zones for elementary schools in The Woodlands and College Park feeder zones will also come under scrutiny in 2020 as the district responds to student population growth throughout the region.

Deputy Superintendent Chris Hines, who has been leading the attendance boundary committee in crafting possible changes and soliciting community feedback, said there are opportunities to balance overcrowding in several schools by using capacity in other buildings.

“We know we have some schools with a bit of room, and we know we have schools we need to find solutions for,” Hines said in November. For example, Ride Elementary School is at 131% capacity and is currently using 12 portable classrooms, according to a Dec. 17 CISD presentation.

Other elementary schools in southern Montgomery County over 100% capacity include Lamar, Glen Loch and Powell schools. Bush Elementary School is projected to be at 136% capacity by 2025 due to new development planned along the FM 1488 corridor.

Meanwhile, four schools—Deretchin, Galatas, Buckalew and Tough elementary schools—are at 74%-86% capacity, according to the presentation.

The next public information sessions on College Park and The Woodlands elementary schools will be held in late January to present several zoning scenarios, and recommendations will be presented in February.

REZONING NEEDED IN 2020

Five elementary schools in The Woodlands and College Park feeder zones are expected to be over 100% capacity going into the next decade.

<table>
<thead>
<tr>
<th>Conroe ISD schools</th>
<th>Overcapacity</th>
</tr>
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<tbody>
<tr>
<td>Ride</td>
<td>Bush</td>
</tr>
</tbody>
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**RIDE ELEMENTARY**
- 751 students<br>12 portable classrooms<br>131% capacity*

**BUSH ELEMENTARY**
- 784 students<br>95% capacity*<br>136% projected by 2025

**LAMAR ELEMENTARY**
- 800 students<br>6 portable classrooms<br>111% capacity*

**GLEN LOCH ELEMENTARY**
- 602 students<br>5 portable classrooms<br>104% capacity*

**POWELL ELEMENTARY**
- 861 students<br>3 portable classrooms<br>108% capacity*

*capacity in the 2019-20 school year

INFORMATION SESSIONS

The next presentations about zoning changes needed in south Montgomery County will be held at the following times and locations:

**Jan. 22** 6-8 p.m.
Knox Junior High School cafeteria
12104 Sawmill Road, Spring

**Jan. 24** Noon-1:30 p.m.
McCullough Junior High School auditorium
3800 S. Panther Creek Drive, The Woodlands

**Jan. 27** 6-8 p.m.
The Woodlands High School cafeteria
6101 Research Forest Drive, The Woodlands

SOURCE: CONROE ISD/COMMUNITY IMPACT NEWSPAPER
Lone Star College to offer 3 bachelor’s programs

BY DANICA SMITHWICK

Starting in fall 2020, Lone Star College System will be one of the first community colleges in the state where students can work toward certain four-year degrees.

Officials announced Dec. 10 the Southern Association of Colleges and Schools Commission on Colleges has approved LSCS to begin offering Bachelor of Science in nursing, Bachelor of Applied Technology in cybersecurity and Bachelor of Science in energy, manufacturing and trades management.

“This is a significant milestone for Lone Star College,” Stephen C. Head, LSCS Chancellor, said in a press release. “This approval allows Lone Star College to expand its commitment to providing high-quality academic and workforce programs in response to our area employers’ needs.”

Gov. Greg Abbott signed Senate Bill 2118 in 2017 to allow the Texas Higher Education Coordinating Board to authorize certain public junior colleges to offer bachelor’s programs in applied science, applied technology and nursing—fields that face severe shortages of technically skilled workers locally, Head said.

Licensed registered nurses can earn the nursing degree to be better prepared for leadership and management roles; students pursuing careers in information technology can take specialized cybersecurity courses; and students who hold an Associate of Applied Science degree can further their qualifications through the BAS-EMTM program to advance their roles in energy, manufacturing and trades industries, according to LSCS officials.

“Students interested in earning one of these degrees can enroll at LSC, study close to home and take advantage of paying the same tuition rates to earn a bachelor’s degree as they would an associate degree, saving them thousands of dollars,” said Alton Smith, LSCS board of trustees chairperson, in a press release.

Applications for the programs will be accepted starting Feb. 3. Prospective students interested in applying for the programs can visit www.lonestar.edu/bachelors for more information.

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THE WOODLANDS EDITION • JANUARY 2020
The Woodlands, Cynthia Woods Mitchell Pavilion work on concept for new arts venue in Town Center

BY VANESSA HOLT

The Woodlands Township’s vision for a new performing arts center is taking shape with the Dec. 5 announcement of a plan to work with the Center for the Performing Arts at The Woodlands to potentially develop a $71 million, 100,000-square-foot center next to the Cynthia Woods Mitchell Pavilion.

The Woodlands Township board of directors approved a memorandum of understanding—a nonbinding written agreement—Dec. 4 with a 6-0 vote for the potential development of a center with the nonprofit, which operates the Pavilion. According to a Dec. 5 township news release, the agreement is intended for developing studies that could lead to a final, binding agreement.

“We have conducted numerous community studies and interviews about ‘what’s next’ in The Woodlands, with an indoor performing arts venue being at the top of the list,” board of directors Chairperson Gordy Bunch said in the news release. “We would anticipate the opening of this venue would be in grand fashion as The Pavilion did with the opening in having Frank Sinatra, something alone the lines of the production of ‘Hamilton’ or similar traveling performances.”

The agreement includes a due diligence review period of 120 days, during which the Pavilion will conduct a study of aspects such as parking and traffic flow before a fundraising foundation is created. The details of funding and fundraising will be established before the project moves forward, according to the township statement.

The Pavilion entered its 30th season in 2019, said Jerry MacDonald, the president and CEO of The Pavilion, in the release. “What better way to celebrate than to partner with the township on this milestone project,” MacDonald said. “A theater in The Woodlands accomplishes the ultimate vision of George and Cynthia Woods Mitchell and keeps with the venue’s mission of fostering new audiences and enhancing an appreciation of the performing arts.”

A concept plan released by the township Dec. 5 places the prospective location next to the Pavilion on Lake Robbins Drive in an area referred to as the “Gold Parking Lot.”

The project would set the two entities toward goals of increasing performing arts options in The Woodlands area while providing smaller indoor facilities for year-round performances as well as attracting more entertainment and tourism traffic to the area, according to the release. On the township’s side, the project could contribute to the economic vitality of the area and support additional conventions and trade shows, according to township officials.

According to the memorandum, the facilities would be operated by The Pavilion.

The Pavilion can cancel the memorandum of understanding during the due diligence period, according to the agreement.
Commissioners approve 2020 thoroughfare plan

BY BEN THOMPSON

Montgomery County commissioners unanimously approved a $125,000 update to the county’s 2016 thoroughfare plan Dec. 10 to provide the county with an up-to-date list of its current thoroughfare deficiencies and possible future projects heading into 2020.

The 2016 Montgomery County Thoroughfare Plan was compiled by the Houston-Galveston Area Council with a steering committee of officials from the county and other local entities. The plan included a long-range outline of the county’s roadways and guidelines for future thoroughfare development. That document was designed to be updated on a five-year basis.

The county’s amended 2020 plan will compile a variety of transportation, demographic, economic and land use information collected by Brown and Gay Engineers from local and regional entities. Precincts 1 and 3 will hold public meetings as part of the plan update.

According to BGE, the plan update will include an analysis of the county’s major roadways, east-west and north-south connectivity, and accessibility on highways such as the Grand Parkway, Hwy. 249, I-45 and Hwy. 59. The revised plan will result in short-, intermediate- and long-range county mobility improvement concepts and their cost effectiveness, some of which may be submitted for funding through H-GAC programs.

Commissioners previously considered the future of countywide transportation in February when BGE shared a presentation about a potential new mobility bond and related projects, although the county has not revisited the topic of a new bond since then. Montgomery County’s last road bond was approved by voters in 2015 and included $280 million in funding for road projects across the four county precincts.

County Judge Mark Keough said the plan update is expected to be completed in the first half of 2020.

Oak Ridge North names Neeley new city manager

BY BEN THOMPSON

Oak Ridge North begins the year with a new city manager following the Dec. 16 appointment of Heather Neeley.

Issues facing the city in 2020 include zoning changes to encourage restaurant and retailers to locate in its business district.

Neeley first joined Oak Ridge North’s staff in 2013 as the city secretary and later held the positions of director of economic development and assistant city manager. She was appointed as the city’s interim manager in late July after the dismissal of former City Manager Richard Derr.

“In my time with the city and with the roles I’ve held, I’ve continued to learn more and more about the citizens and our city, and I’m ready for the challenges ahead of me,” Neeley said in an email. “My goals for the city continue to be increasing economic development to help mitigate the property tax increase on residents in order for sales tax to help fund [needed] infrastructure projects and city services.”

Oak Ridge North operates under the city manager form of government, meaning the city manager oversees most city business. In Oak Ridge North, the city manager’s responsibilities range from attending council meetings and supervising city departments to budget planning and personnel decisions. The city manager serves an indefinite term at the will of the council.

The appointment was effective immediately.
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First phase of Metropark Square nears completion; additional restaurant openings planned for spring

BY ANDREW CHRISTMAN

Work is progressing in 2020 on Metropark Square, located off of I-45 North in Shenandoah, as new storefronts are completed and opened to the public.

Daniel Moon, vice president of development company Sam Moon Group, said in a phone interview as of Nov. 23, the stores Martinis and Manicures and Urban Air Adventure Park opened, the access road Entertainment Way opened onto David Memorial Drive, and a 1,000-car parking garage was completed. In the first quarter of the year, Metropark Square will add new tenant Dave and Buster’s—an entertainment center—on Jan. 20, followed by Top Sushi, BurgerIM, Black Bear Diner and Everbrite Dentistry by the end of March 2020.

Since the first tenant—an AMC theater—opened on March 1, Moon said he has received positive public feedback about the center. In order to promote the square as a community destination, Moon said free monthly events began Jan. 11 with a Chinese New Year celebration.

Moon said he believes the development project will add tax value and entertainment options for the city of Shenandoah.

“We are thrilled,” Mayner said. “Metropark Square offers a lot for future growth of the city. There is a nice mix of businesses, and the plaza is a great event space. There is going to be so much to do once the storefronts come in; this is only the first phase of development.”

Mayner said Metropark Square’s offerings are good from a tourism perspective for both residents and businesses in the area.

Moon also said the new stores will bring jobs to the area, with Dave and Buster’s hiring for 230 positions.

Moon said future development could add at least 20-25 additional tenants throughout 2021.
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Cancer care options growing around The Woodlands

BY BEN THOMPSON

Cancer care options grew in The Woodlands area in 2019, bringing local patients opportunities for more specialized treatments. One dedicated cancer facility, MD Anderson’s new 210,000-square-foot cancer center in The Woodlands, opened in September after relocating from its former space within CHI St. Luke’s The Woodlands Hospital. The center features diagnostic imaging, several surgery and oncology clinics as well as counseling, therapy and wellness services.

“It was pretty obvious for us that we needed to be in those communities and be able to provide access to the experts, to comprehensive cancer treatments as well as sub-specialized physicians and comprehensive programs,” said Kyle Taylor, MD Anderson’s executive director of Houston-area locations.

Prior to the center’s launch, MD Anderson President Peter Pisters said the new facility would bring a wider range of subspecialized oncology care and imaging services to patients in the area in addition to offering patients new amenities and access to the hospital’s clinical trials.

“Patients are being treated at MD Anderson today using drugs that will be approved by the [Federal Drug Administration] tomorrow. It is a way in which patients in The Woodlands and communities north of Houston ... can get tomorrow’s treatment today,” Pisters said.

“IT WAS PRETTY OBVIOUS FOR US THAT WE NEEDED TO BE IN THOSE COMMUNITIES AND BE ABLE TO PROVIDE ACCESS TO THE EXPERTS, TO COMPREHENSIVE CANCER TREATMENTS.”

KYLE TAYLOR, MD ANDERSON EXECUTIVE DIRECTOR OF HOUSTON-AREA LOCATIONS

Other recent facility growth includes Texas Oncology’s launch of a 15,000-square-foot cancer treatment center on the campus of Memorial Hermann The Woodlands Medical Center on I-45 in November. According to a Texas Oncology statement, the new radiation center now serves patients in medical, radiation and gynecologic oncology in addition to chemotherapy and immunotherapy.

In addition, Debbie Sukin, Houston Methodist regional senior vice president and The Woodlands Hospital CEO, said the hospital has recently worked to implement a “nurse navigator” program that provides close guidance from staff members throughout the cancer care process.

“Whether the patient needs to go have surgery or whether the patient needs to have radiation or chemotherapy or needs to be hooked up from a physical therapy perspective, they do not have to go navigate this alone,” Sukin said. “They don’t have to go off-campus; everything is done here. All of the physicians that we have aligned are coalesced, and they actually work here on this campus.”
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   Published Jan. 18, 2019

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   Published April 12, 2019

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    Published March 15, 2019

READER FEEDBACK

“I feel like we need a train around the Houston area more than we need a train to Dallas.”
Leslie Flory, from Facebook on Sept. 13, 2019

“It will be interesting to see how inclusive the new board will be considering its makeup and the current political atmosphere in the country and the county.”
Bala Iyer, from Facebook on Dec. 8, 2019

“[Feral] hogs are not native, they are an invasive species, they actually cause damage to the native wildlife populations. These feral hogs are an unchecked blight on the native Texas habitats.”
Becky Krauklis Rominge, from Facebook on Dec. 5, 2019

“They still are working on Creekside to [Hwy.] 99. Year 5? Slowest project ever! Need a study? Go in a.m. or p.m. working days and see traffic backup. Save money vs. study.”
Kev McMahon, from Facebook on Dec. 3, 2019

“High speed rail is so much more relaxing than driving or flying. I will visit Dallas Fort Worth more often once the line is operational. No more airport hassles or takeoff and landing stress. Build it!”
Keith Dunlap, from Facebook on Nov. 22, 2019

“Glad to see Robinson Road getting addressed, but the issues of Robinson and I-45 is small potatoes compared to Robinson and Hannah Road.”
Kelly Cain Hernandez, from Facebook on July 23, 2019

“After reading this interview with [Woodlands Township board of directors former vice chairman] John [McMullan], I'm sorry to see that he was outnumbered on important issues and wish we still had his leadership.”
Barbara Balderston, from Facebook on Dec. 8, 2019

“High speed rail is so much more relaxing than driving or flying. I will visit Dallas Fort Worth more often once the line is operational. No more airport hassles or takeoff and landing stress. Build it!”
Keith Dunlap, from Facebook on Nov. 22, 2019

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Stillwater-Sweetgrass
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4820 SQ. FT, 2 STORY, 5 BR, 5 1/2 BA AVAILABLE NOW!
Kimbra Gaby | 720-470-1882
Johnny Cochran | 832-723-3663

Lily
183 Bonnie Ridge Circle
$456,200
2850 SQ. FT, 2 STORY, 3 BR, 3 1/2 BA AVAILABLE JUNE 2020
Gerald Jolly | 832-434-2100

Stillwater-The Hill
2209 Salt Grass Trail
$462,361
3278 SQ. FT, 2 STORY, 4 BR, 3 1/2 BA AVAILABLE MARCH 2020
Kimbra Gaby | 720-470-1882
Johnny Cochran | 832-723-3663

Stillwater-New Chapel East
2328 Hagerman Road
$308,872
2123 SQ. FT, 2 STORY, 4 BR, 3 BA AVAILABLE NOVEMBER 2020
Johnny Cochran | 832-723-3663
Kimbra Gaby | 720-470-1882

Stillwater-New Chapel West
2110 Rope Maker Road
WAS $516,012
NOW $448,012
3110 SQ. FT, 2 STORY, 3 BR, 3 1/2 BA AVAILABLE NOW!
Kimbra Gaby | 720-470-1882
Johnny Cochran | 832-723-3663

Lakeside Cove
38 Secluded Trail
WAS $1,307,914
NOW $992,700
4254 SQ. FT, 3 STORY, 4 BR, 4 1/2 BA AVAILABLE NOW!
Gerald Jolly | 832-434-2100

Stillwater-Pintail
2110 Gadwall Drive
WAS $578,659
NOW $689,990
3666 SQ. FT, 2 STORY, 4 BR, 1 1/2 BA AVAILABLE NOW!
Kimbra Gaby | 720-470-1882
Johnny Cochran | 832-723-3663

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The history behind THE WOODLANDS

A noncomprehensive introduction to the history of The Woodlands

COMPILED BY VANESSA HOLT

The history of the villages in The Woodlands and the neighboring cities of Shenandoah and Oak Ridge North can only be traced back about five decades, but the formation of these communities took place on land that has seen wilderness transformed into lumber mills, railroads and, finally, into residential areas in the past century.

A SERIES of events

South Montgomery County communities developed in the 1970s:

- 1964: Mitchell Energy and Development Corp. purchases 50,000 acres of forested land north and west of Houston from the Grogan-Cochran Lumber Co.
- 1974: The city of Shenandoah is incorporated west of I-45.
- 1979: Oak Ridge North is incorporated as a city at the same time I-45 is completed.
- 1985: The Woodlands Hospital opens, and the excavation of Lake Woodlands is completed.
- 1990: Cynthia Woods Mitchell Pavilion opens, providing an outdoor space for entertainment and live music.
- 1992: The boundaries of Magnolia and Conroe ISDs are realigned, which, at the time, brings all of The Woodlands into Conroe ISD.

TRAVELING through time

The Woodlands area is home to a state forest and historical cemetery site.

1. The Houston Advanced Research Center was established in 1982 as a technology incubator in line with the vision of The Woodlands founder George Mitchell. Since 2001, it has focused its mission on researching sustainable development.
2. Lake Woodlands, a 200-acre freshwater lake, was excavated in 1984 and 1985. It is also the home of the Midgard Serpent statue, one of several pieces of public art in the township.
3. Oak Ridge North, incorporated in 1979, began with the Pines Corp.’s purchase of a tract of land two miles north of Spring Creek. Development started with construction of a subdivision around the same time I-45 was completed.
4. Tamina’s Sweet Rest Cemetery has been dormant and inaccessible due to standing water for more than 10 years, but the site includes graves dating back to 1871. Tamina was settled by freed slaves who helped to build the railroad that runs through the region.
5. W. G. Jones State Forest consists of 1,725 acres along FM 1488, purchased by Texas in 1926. The forest is named for the founder of the Texas Forestry Association, W. Goodrich Jones.

HISTORY ON display

Heritage Museum

The Heritage Museum of Montgomery County includes information, programs, research materials and tours for the public. (Courtesy Heritage Museum of Montgomery County)
Candy Cane Park • 1506 I-45 N., Conroe 936-539-6673 • www.heritagemuseum.us

PIONEERS of the past

Entrepreneur George Mitchell, founder of Mitchell Energy and Development Corp., founded The Woodlands in 1974 with the goal of creating a sustainable master-planned community. His philanthropic efforts in the area can be seen in landmarks after named him, such as a library and nature preserve. (Courtesy George’s Coffee Club)

SOURCES: “HOW MITCHELL ENERGY & DEVELOPMENT CORP. GOT ITS START AND HOW IT GREW” BY JOSEPH W. KUTCHIN (1998), TEXAS STATE HISTORICAL ASSOCIATION, HERITAGE MUSEUM OF MONTGOMERY COUNTY, HOUSTON ADVANCED RESEARCH CENTER, TAMINA CEMETERY PROJECT COMMUNITY DEVELOPMENT CORP., THE WOODLANDS DEVELOPMENT CO., COMMUNITY IMPACT NEWSPAPER
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The Woodlands area is home to a variety of shopping centers and entertainment options including an outdoor concert venue, township-run recreation centers as well as smaller family entertainment facilities.

**AUGUSTA PINES GOLF CLUB**
The semiprivate golf course offers 18 holes of golf and guest rates on 30 acres in Spring.
18 Augusta Pines Drive, Spring
281-290-1900
www.golfaugustapines.com

**CYNTHIA WOODS MITCHELL PAVILION**
Owned by the nonprofit The Center for the Performing Arts at The Woodlands, this outdoor amphitheater presents year-round live performances including touring artists, holiday events and performances by the Houston Symphony, Houston Grand Opera and Houston Ballet.
2005 Lake Robbins Drive, The Woodlands
281-364-3010
www.woodlandscenter.org

**HUGHES LANDING**
Situated alongside Lake Woodlands, Hughes Landing offers dining and shopping options along Restaurant Row as well as the Hughes Landing Bandstand, where outdoor live music performances can be seen throughout the year.
Hughes Landing Boulevard, The Woodlands
281-210-3800
www.visithewoodlands.com/listing/hughes-landing

**MARKET STREET**
The mixed-use town center located off Six Pines Drive includes more than 100 dining and shopping locations as well as a Cinemark Theater and Hyatt Centric Hotel. The site underwent renovations throughout 2019 to add synthetic turf, new seating, new lighting systems and a water feature to its central park.
9595 Six Pines Drive, The Woodlands
281-419-4774
www.shopatmarketstreet.com

**RIVA ROW BOAT HOUSE**
Kayaks, paddle boards and swan boats are available for rental on Lake Woodlands. The boat house charges for rentals by the hour, and hours of operation change seasonally.
2101 Riva Row, The Woodlands
281-210-3965
www.thewoodlandstownship-tx.gov/rivarowboathouse

**THE RECREATION CENTER AT ROB FLEMING PARK**
Located in the Creekside Park area, the recreation center has a number of outdoor programs in addition to indoor offerings. The facility also has an archery range, teepees and tree houses and it is adjacent to the Rob Fleming Aquatic Center pool.
6464 Creekside Forest Drive, The Woodlands
281-516-7348
www.thewoodlandstownship-tx.gov

**GEORGE MITCHELL NATURE PRESERVE**
The nature preserve can be accessed from a trailhead in the Village of Indian Springs, where visitors can explore hiking and biking trails on the Spring Creek Greenway. The 1,800-acre site includes two hiking trail loops and 3 miles of bike trails.
5171 Flintridge Drive, The Woodlands
281-210-3800
www.springcreekgreenway.org

**THE RECREATION CENTER AT BEAR BRANCH PARK**
One of two main recreation centers in The Woodlands, the facility has indoor and outdoor basketball courts, a fitness room, game room and space available for rental. The site also hosts summer Sunny Dayz Camp programs as well as dance, music, fitness and language classes for children and adults.
5310 Research Forest Drive, The Woodlands
281-210-3950
www.thewoodlandstownship-tx.gov

**THE WOODLANDS MALL**
The mall includes more than 160 stores and restaurants along The Woodlands Waterway.
1201 Lake Woodlands Drive, The Woodlands
281-363-3363
www.thewoodlandsmall.com

**THE WOODLANDS FARMERS MARKET**
The year-round farmers market at Grogan’s Mill Center is open every Saturday from 8 a.m.-noon except for the Saturday before Christmas and New Year’s Day.
7 Switchblade Place, The Woodlands
www.grogansmill.org/fmabout

**TEXAS TREEVENTURES**
A new feature at The Recreation Center at Rob Fleming Park, Texas TreeVentures provides outdoor climbing and ropes courses among the trees.
6464 Creekside Forest Drive, The Woodlands
281-210-2048
www.texastreeventures.com

**TEXAS TREEVENTURES**
The family entertainment venue offers classic arcade games and pinball, with day passes and memberships available.
473 Sawdust Road, Spring
281-353-5189
www.gamepreservehouston.com

**MAIN EVENT SHENANDOAH**
The entertainment center hosts events and parties as well as offering bowling, video games, laser tag, billiards, karaoke, miniature golf and other activities.
19441 I-45 S., Shenandoah
281-355-5511
www.mainevent.com

**SHANKZ BLACK LIGHT MINIATURE GOLF**
The venue offers miniature golf in an indoor environment with black-light illuminated decor as well as other gaming options for families and parties.
3091 College Park Drive, Ste. 270, The Woodlands
936-273-4569
www.shankzgolf.com
Throughout late 2019 the Novak Consulting Group presented cost estimates for services a city would need to provide that are currently supplied by the county, including law enforcement and public works.

### LAW ENFORCEMENT

The Woodlands currently has contracts with Montgomery and Harris counties’ law enforcement, but as a city it would have to choose between three options:

1. **Full-service city police department**
   - The city would form a new police department.

2. **Hybrid county/city police department**
   - The new city would continue to contract with the county for some services.

3. **Maintaining county law enforcement contracts**
   - The city would continue to contract with the county for almost all services.

#### Estimated Annual Operating Costs

<table>
<thead>
<tr>
<th>Full-time employees</th>
<th>Estimated year 4 operating cost</th>
<th>Estimated equivalent tax rate*</th>
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*PER $100 VALUATION ADDITIONAL ESTIMATED TAX RATE

### PUBLIC WORKS

An in-house city public works department would include additional startup costs.

**INITIAL EXPENSES**

- **$16.7 million** in one-time capital costs
  - Equipment
  - Land acquisition
  - New public works facility

**ONGOING COSTS**

- **$4.6 million** annually with 2% growth estimated per year

### Setting the tax rate

The last major decision the board must make before Novak can determine the maximum initial tax rate for incorporation is to select a law enforcement scenario to include in the financial model. The maximum initial tax rate must be determined before incorporation can be placed on the ballot. The deadline for placing the measure on the November ballot is Aug. 17.

An estimated maximum tax rate has not been presented by Novak, but the law enforcement scenario the board adopts could itself account for $0.0134 to $0.0761 per $100 valuation, according to Novak’s projections in December.

Under a revised schedule presented in December, the law enforcement decision will be made Jan. 15, and a maximum initial tax rate will be established Feb. 20. These will be followed by community information sessions in the spring.

The current township tax rate for fiscal year 2019-20 is $0.224 per $100 of valuation. The board was split during its budget talks in August before ultimately deciding not to raise the tax rate to accommodate increases in several annual contract costs.

The threat of a higher tax rate is one reason residents might balk at incorporation, said Nelda Blair, who was the board chair when the township formed in 2007. Blair said in a December interview she does not think incorporation is necessary.

“The residents have already indicated they do not want to incorporate if it costs us more in taxes, which it will, and if there are not overwhelmingly higher benefits, which there are not,” Blair said.

A 2016 survey conducted by the township indicated that 70% of respondents with an opinion about incorporation said it should not become a city within the next five years.

Township Director John Anthony Brown said a higher tax rate is possible, but he believes residents may find other values in incorporation.

“Some people may find that the cost is not worth it, while others may find that it’s a small price to pay to control your own destiny,” Brown said.

Director Brian Boniface said an increase could be partially offset by other benefits.

“There are tax options open to municipalities ... that can be redirected back to us to help minimize any rate increase, but we are operating with the understanding that the township tax rate will go up; how much we currently don’t know,” he said.

### Law enforcement, county services

The law enforcement options the board will consider at its Jan. 15 meeting are keeping the current law enforcement contracts with Montgomery and Harris counties intact, creating a new full-service city police department, or using a hybrid of the two.

The estimated annual new net operating costs of those services for the fourth year after incorporation, according to Novak, is $2.82 million for keeping the current contract service, $10.65 million for the hybrid and $15.99 million for the full-service model.

A full estimate of the cost of incorporation has not been released by Novak pending completion of the study.

The township currently contracts with the Montgomery County Sheriff’s Office and with the Harris County Precinct 4 Constable’s Office to provide services. Using county services means certain administrative costs and support services are borne by the county at large, whereas a city department would need to start from scratch with office and support staff, Novak representatives said.

Bunch said additional expenses would be partially offset by new revenue.

“Most of our residents do not realize we fund 90% of our sheriff and constable deputies that patrol The Woodlands, purchase their vehicles and cover their normal overhead,” Bunch said. “There will be more costs but not nearly as impactful had we not already budgeted and funded law enforcement resources to the levels we do today.”

The township’s public safety budget for FY 2019-20 is $14.56 million, an increase of 4.1% from the previous year.

Brown also said new revenue-generating opportunities could reduce overall costs.

“While going through this study we found a lot of revenue out there that is not collected by the township that could actually subsidize some of the overall costs, such as an alcohol tax, franchise tax and any fines associated with law enforcement, such as speeding tickets,” Brown said.

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SOURCES: THE NOVAK CONSULTING GROUP, THE WOODLANDS TOWNSHIP/COMMUNITY IMPACT NEWSPAPER

COMMUNITY IMPACT NEWSPAPER • COMMUNITYIMPACT.COM
For example, the Novak study projects $966,000 in revenue from a mixed-beverage tax if incorporation began in 2021, and $7.8 million in franchise fee revenue annually in years after the first year.

Reports from Novak also included projected costs for services the city would need to provide that are currently managed by Montgomery and Harris counties. These include public works and pavement and bridge maintenance.

For example, financial models presented in September indicated an initial $21.3 million expense for a public works department—$16.7 million from the capital fund for one-time costs and $4.6 million from the general fund for ongoing operational costs.

Bunch has stated the lack of power the township has over its roads is one of the factors that triggered the current incorporation study because of projects opposed by The Woodlands that were included in the Montgomery County Major Thoroughfare Plan in 2016.

This includes a proposed Woodlands Parkway extension from FM 2978 to Hwy. 249.

“Public works will be a new additional expense as we gain authority over our roadways, and I believe it is a price our residents will evaluate paying in order to protect the community from major thoroughfare projects like the Woodlands Parkway extension, Gosling and Branch Crossing extensions,” Bunch said.

The annexation question

A topic that continues to elicit differing views from board members is whether incorporation is needed to prevent future annexation.

Under legislation approved in 2007, The Woodlands entered into Regional Partnership Agreements with the cities of Houston and Conroe, which will prevent those cities from annexing The Woodlands until 2057.

However, according to another state law approved by Texas legislation in 2017, annexation from Houston or Conroe could not take place unless it was approved by voters even after 2057. This is the crux of the argument for many residents who believe incorporation is not necessary.

New board member Shelley Sekula-Gibbs, who took office in December, said she feels there is some question of how the new state laws will apply.

“These new state laws may not apply to the [RPAs] signed by the cities of Conroe and Houston and the township in 2007,” Sekula-Gibbs said. “Texas judges have tended to favor laws that were in place at the time a contract was signed.”

Bunch, who has said the threat of annexation is not what prompted the current incorporation study, nonetheless said he felt incorporation would be a certain remedy for any theoretical possibility of annexation.

“[It] is the only way to 100% eliminate Houston and Conroe’s annexation rights through the RPA contracts our voters approved in 2007,” Bunch said.

He said the uncertainty of future laws has spurred debate on this topic.

“The confusion comes from trying to predict what annexation laws would be in effect 38 years from now versus the absolute 100% way to eliminate Houston and Conroe’s annexation rights via incorporation or formation of an alternative government,” Bunch said.

Director Ann Snyder said she believes annexation is no longer a threat.

“Any benefits of incorporation must be worth the additional costs,” Snyder said. “Residents should also consider the benefits of not incorporating but rather remaining a special-purpose district.”
Private schools around The Woodlands offer a variety of specialized instruction, from different religious affiliations to various types of curriculum. This guide features schools including primary and middle schools with grade levels through eighth grade and high schools with grade levels through 12th grade.

## Compiled by Community Impact Staff

### Montessori

These schools follow the Montessori method approach to education. It is child-centered and typically includes a more hands-on curriculum.

1. **Esprit International School**
   - 4266 Interfaith Way, The Woodlands
   - 281-298-9200
   - www.espirinternationalschool.com
   - Grades served: pre-K-12
   - Religious orientation: none
   - Current enrollment: 180
   - Tuition: $10,500-$21,000 annually

2. **The Grove Community School**
   - 3305 Red Bird Lane, Conroe
   - 281-706-2498
   - www.thegrovewoodlands.com
   - Grades served: pre-K-12
   - Religious orientation: none
   - Current enrollment: 36
   - Tuition: $8,500-$17,600 annually

3. **Hope Montessori School**
   - 5125 Shadow Bend Place, The Woodlands
   - www.hopemontessoritw.com
   - Grades served: 18 months-six years
   - Religious orientation: none
   - Current enrollment: 40
   - Tuition: Contact school for pricing

### Religion-based

These schools are associated with a particular religion and may require families to also practice that religion. Catholic schools, for example, will typically include chapel services and prayer in their curricula, which may follow different standards based on accreditation.

4. **Central Baptist Academy**
   - 37135 FM 1774, Magnolia
   - 281-822-8220
   - www.cbamagnolia.com
   - Grades: pre-K-12
   - Religious orientation: Baptist
   - Current enrollment: 43
   - Tuition: $425 per month

5. **Rosehill Christian School**
   - 1488 Wellman Road, Shenandoah
   - 936-321-6300
   - www.christcommunityschool.org
   - Grades: pre-K-6
   - Religious orientation: Christian
   - Current enrollment: 102

---

**Open House**

January 22nd at 5:30pm
Pre-K 3 through 12th grade

RSVP at admission@woodlandsprep.org
27440 Kuykendahl Road, The Woodlands
For more information, call 281-516-0600 ext. 1010
or go to www.woodlandsprep.org

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A Ministry of The Woodlands United Methodist Church
2500 Lake Woodlands Drive | The Woodlands, TX 77380
281.297.5900 | thewoodlandsumc.org

---

**Concordia Lutheran High School**

832-299-9212
www.hopemontessoritw.com
Grades served: 18 months-six years
Religious orientation: none
Current enrollment: 40
Tuition: Contact school for pricing

---

**The Woodlands Montessori**

1201 Many Pines Lane, The Woodlands
281-363-9600
www.montessori.com
Grades served: 18 months-kindergarten
Religious orientation: none
Current enrollment: 85
Tuition: Contact school for pricing

---

**The Grove Community School**

1201 Many Pines Lane, The Woodlands
281-363-9600
www.montessori.com
Grades served: 18 months-kindergarten
Religious orientation: none
Current enrollment: 85
Tuition: Contact school for pricing

---

**Hope Montessori School**

5125 Shadow Bend Place, The Woodlands
www.hopemontessoritw.com
Grades served: 18 months-six years
Religious orientation: none
Current enrollment: 40
Tuition: Contact school for pricing

---

**Rosehill Christian School**

1488 Wellman Road, Shenandoah
936-321-6300
www.christcommunityschool.org
Grades: pre-K-6
Religious orientation: Christian
Current enrollment: 102
Private School Guide 2020

Tuition: $7,145-$12,140 annually

7 Concordia Lutheran High School
700 E. Main St., Tomball
281-351-2547
www.clhs-tx.org
Grades: 9-12
Religious orientation: Lutheran
Current enrollment: 565
Tuition: $14,100-$15,060 annually

8 Cypress Christian School
11723 Cypress N. Houston Road, Houston
281-469-7745
www.cypresschristian.org
Grades: K-12
Religious orientation: Christian
Current enrollment: 651
Tuition: $13,000-$16,800 annually

9 Frassati Catholic High School
22151 Frassati Way, Spring
832-616-3217
www.frossaticatholic.org
Grades: 9-12
Religious orientation: Catholic
Current enrollment: 427
Tuition: $5,665-$10,150 (pre-K), $12,115-$15,940 (K-12) annually

10 Legacy Preparatory Christian Academy
5768 Research Forest Drive, The Woodlands
936-337-2000
www.legacyca.org
Grades served: pre-K-12
Religious orientation: Christian
Current enrollment: 452
Tuition: $5,720-$10,290 annually

11 Rosehill Christian School
19830 FM 2920, Tomball
281-351-8114
www.rosehillchristian.org
Grades served: pre-K-12
Religious orientation: Christian
Current enrollment: 301
Tuition: $7,325 annually

12 Salem Lutheran School
22601 Lutheran Church Road, Tomball
281-351-8223
www.salem Lutheran.com
Grades served: pre-K-8
Religious orientation: Lutheran
Current enrollment: 525
Tuition: $10,800 annually

13 St. Anne Catholic School
1111 S. Cherry St., Tomball
281-351-0093
www.stanne-tomball.org
Grades served: pre-K
Religious orientation: Catholic
Enrollment: 475
Tuition: $8,150-$8,375 annually

14 St. Anthony of Padua Catholic School
7901 Bay Branch Drive, The Woodlands
281-296-0300
www.stAnthonyofpaduacatholic.org
Grades served: infant-8
Religious orientation: Catholic
Current enrollment: 60 (K-8), 150 (infant-age 4)
Tuition: $845-$995 (infant-age 4, monthly), $6,400 (K-eighth, annually)

15 Step by Step Christian School
1119 S. Cherry St., Tomball
281-351-2888
www.stepbystepchristianschool.org
Grades served: infant-8
Religious orientation: Christian
Current enrollment: 60 (K-8), 150 (infant-age 4)
Tuition: $845-$995 (infant-age 4, monthly), $6,400 (K-eighth, annually)

CONTINUED ON PAGE 52
WHAT QUESTIONS TO ASK WHEN CHOOSING A PRIVATE SCHOOL

Texas has more than 1,400 accredited private schools, of which more than 850 are also nonprofits. To help parents choose the right school for their children, Laura Colangelo, the executive director of the Texas Private Schools Association and a commissioner with the Texas Private School Accreditation Commission, offers a few tips and suggestions.

- Parents should figure out what type of school they are interested in, such as religion-based, Montessori, Waldorf or college prep. Parents should research the mission of the school and make sure it aligns with what they want.
- They should ask about the tuition costs and fees as well as whether the school offers financial aid, as many do.
- Parents should ask what tests the school administers. Most private schools do not administer the State of Texas Assessments of Academic Readiness, or STAAR, but may have students take some sort of norm-reference test that compares them with other students of their age group nationally.
- Parents should find out the school’s calendar, which may differ from area public school districts. Some schools may also go year-round with longer breaks.
- Parents should encourage the entire family to visit the school to get a feel for the atmosphere and to see if they can envision their children in that setting.

Other questions to consider:
- Is the school accredited?
- What is a typical day like?
- How much homework do students have?
- What are the extracurricular activities?
- How much time do students get to spend outdoors?
- How are the teachers hired?
- Are there any volunteer opportunities?

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- How much homework do students have?
- What are the extracurricular activities?
- How much time do students get to spend outdoors?
- How are the teachers hired?
- Are there any volunteer opportunities?
19 **Center for Teaching & Learning**
26131 Kuykendahl Road, Tomball
832-474-8214
www.centerforteachingandlearning.com
Grades served: pre-K-9
Current enrollment: 88
Tuition: $12,400 (pre-K), $13,600 (K-ninth) annually

20 **Cunae International School**
5655 Creekside Forest Drive, The Woodlands
281-516-3770
www.doortomyschool.com
Grades: pre-K-12
Enrollment: 100
Tuition: $12,000-$19,000 annually

21 **Extraordinary Education Center**
9522 Carraway Lane, Magnolia
281-652-5918
www.extraed.org
Grades: K-12
Religious orientation: Christian
Current enrollment: 170
Tuition: Tuition is charged on a class-by-class basis. Full enrollment can be approximately $500/month depending on courses selected. The program is designed to assist families who want to homeschool their child by offering a selection of core and enrichment classes and activities.

22 **Fusion Academy The Woodlands**
1201 Lake Woodlands Drive, Ste. 4000, The Woodlands
281-419-1436
www.fusionacademy.com/houston-the-woodlands
Grades: 6-12
Enrollment: 60
Tuition: $14,000-$15,000 annually

23 **The John Cooper School**
1 John Cooper Drive, The Woodlands
281-367-0900
www.johncooper.org
Grades served: pre-K-12
Current enrollment: 1,284
Tuition: $22,520-$27,960 annually

24 **The Sherwood Academy**
32810 Tamina Road, Magnolia
281-356-4970
www.thesherwoodacademy.com
Grades served: pre-K-6
Current enrollment: 115
Tuition: $275-$1,150

25 **The Woodlands Prep International School**
27440 Kuykendahl Road, Tomball
281-516-0600
www.woodlandsprep.org
Grades served: pre-K-12

26 **Great Oak School**
735 Carrell St., Tomball
281-516-7296
www.greatoakschool.org
Grades served: pre-K-8
Current enrollment: 113
Tuition: $5,000-$13,000 annually

COURTESY THE JOHN COOPER SCHOOL

**Waldorf**
Known for integrating the arts into the curriculum, these schools also have a more hands-on approach to education that includes music, dance, theater and writing.

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**Community Impact Newspaper** • CommunityImpact.com
The John Cooper School expands student choices with global online education

BY BEN THOMPSON

Beginning in the spring, students at The John Cooper School will be able to explore dozens of supplemental learning opportunities offered through the school’s new partnership with the Global Online Academy, school officials said. The academy is an accredited, Seattle-based nonprofit that offers supplemental courses.

The new online courses will be taught by independent school educators around the world, and they can be taken as electives in addition to students’ core graduation prerequisite classes, according to Stephen Popp, John Cooper’s assistant head of school.

“These are courses that are excellent complements to our existing curriculum, so there’s not a tremendous amount of overlap,” Popp said.

The online academy will offer about 50 courses for qualified Cooper students to choose from, ranging from bioethics and game design to medical problem-solving. Popp said the online system provides students with synchronous and asynchronous work, which means mixing independent study with guided instruction time and progress checks.

Registration for interested students will open during the spring semester, with the first round of classes set for the 2020-21 school year beginning in the fall, Popp said.

The Woodlands Christian Academy expands technical offerings in STEAM lab

BY BEN THOMPSON

The Woodlands Christian Academy opened a science, technology, engineering, arts and mathematics lab in 2019. (Courtesy The Woodlands Christian Academy)

The Woodlands Christian Academy will build on the new STEAM lab it launched in 2019 with the expansion of science, technology, engineering, arts and mathematics programming for its students in kindergarten through fourth grade in 2020. The new lab provides additional space for collaborative, student-led projects and challenges, according to TWCA Communications Coordinator Melissa Kong.

“Keeping in line with the school’s theme of ‘Godly Grit,’ the STEAM lab provides students with the opportunity to take on new risks, think creatively, and overcome challenges through perseverance,” Kong said.

TWCA, an Apple Distinguished School, also provides students with Apple products in both the STEAM lab and in all standard classrooms for tech-based art and development work including animation, video production and coding.
Blissful Waters Float Center
Therapy center offers sensory deprivation experiences

BY ROSEMARY SMITH

Blissful Waters Float Center celebrated its first year of offering flotation and sensory deprivation therapy at its Timberloch Drive location Dec. 8.

Owners Melody and David Fraser said clients ages 12 to 87 have come to the center seeking to relieve physical pain symptoms, such as sports injuries, chronic back pain and rheumatoid arthritis. Patrons also look to sensory deprivation therapy to deal with anxiety, depression, insomnia and other mental and emotional stress symptoms, they said.

Float rooms not only remove the sensory pressures of processing sound, light and gravity from the brain and body, but each chamber also contains 10-12 inches of water filled with 1,600 pounds of epsom salt, which the Frasers said is used for its therapeutic properties.

David Fraser said the sensory deprivation experienced while using the center’s float rooms can aid in pain reduction and mood enhancement for clients.

“One of our clients had rotator cuff surgery, and floating made range of motion easier,” David Fraser said. “A lot of athletes use it to promote performance and muscle recovery, but it has also helped people with chronic pain from rheumatoid arthritis to fibromyalgia because stress alone causes a lot of pain and disease.”

Melody Fraser, who said she was introduced to flotation therapy by her husband to help her cope with her high anxiety levels as a working mother, said the therapy made her “feel like a kid again.”

“It calms you and puts you in a natural state—free from anxiety—instead of the anxiety-ridden life that we are not supposed to be living, but so many of us do,” Melody Fraser said. “This even helps kids, who have so much on their plate between sports and school and just need to relax.”

The process begins with a tour and 15-minute massage before clients shower and enter a tank. The audio and lights in the tank fade out, leaving the room in total darkness and silence. The audio then fades back in when the session is complete. Lights and sounds can be configured to the user’s preference, the Frasers said.

After an additional chance to shower off, patrons can relax in the post-float room with tea or water.

The owners said they view their business as a place of healing. They also hope to increase the number of veterans they can help recover from post-traumatic stress disorder symptoms, as well as public servants, who have chronically high stress levels from their everyday work lives.

FIVE STEPS TO FLOATING
Patrons ease in and out of a therapy session with a variety of activities designed for relaxation.

1. Patrons should arrive 15 minutes prior to their appointment time, change into a robe and receive a short tour and coaching session on what to expect.
2. The session begins with 15 minutes in a zero-gravity massage chair.
3. Patrons shower to remove oils, fragrances and hair products.
4. During the session, patrons lie on their backs with their ears below the water line while sound and lights fade, leaving the room in darkness or at a light level of the individual’s choice.
5. Audio and light gradually return at the end of the session, and participants can shower again and enjoy tea and water in the post-float room.

Blissful Waters Float Center
2408 Timberloch Place, Ste. D4, The Woodlands
281-978-4037
www.blissfulwatersfloat.com
Hours: Sun.-Mon., Wed.-Fri. 9 a.m.-7 p.m. (new hours begin Jan. 16), closed Tue.
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30 Films, Events and Festival Passes:

www.InspireFilmFest.com

#InspireFilmFestival
The Hat People

Old Town Spring business’s 45-year tenure at Texas Renaissance Festival comes to an end

Berthe Carp said she never thought hats would have such a big influence on her life. “I grew up in New York. The shoes, purse and hat always had to match,” she said. “You could wear funky dungarees with holes in them; as long as you had nice shoes, a nice purse [and] a nice hat, you were in.”

Born in Paris and raised in Brooklyn, Carp, owner of The Hat People, began crafting hats as a hobby. She said it was never her intention to make a living selling hats, but when she sold out at her first folk festival—much to the surprise of Carp and her husband, Alan—the couple began selling hats all over the U.S.

After gaining a following in the early 1970s at art shows across the country, Carp said her hats came across the radar of Texas Renaissance Festival founder George Coulam, who invited her to Texas to partake in the inaugural Texas Renaissance Festival in 1974. “He said, ‘If you come and do my show, I’ll give you one of the best spots in the festival,’ and he did,” Carp said. “We learned so much from him. He was our mentor.”

Being a vendor in the festival’s early days allowed the Carps to see it grow from humble beginnings to becoming one of the largest renaissance festivals in the country, Carp said. “Back in 1974, there was nothing ... and, my God, look what happened,” she said.

As an extension of their festival shop, The Hat People expanded into a brick-and-mortar store in Old Town Spring in the late 1990s. The shop provides the same variety of hats showcased during the Texas Renaissance Festival, except year-round, Carp said. Some of the headwear options include feathered Cavaliers, leather Gatsbys and wool berets.

According to Carp, her hats can be found around the globe, whether they are on the heads of famous musicians like Willie Nelson or in competition at the Kentucky Derby. “Our hats are everywhere,” Carp said. “It’s an oxymoron, but we are locally world famous.”

After 45 years of selling hats at the Texas Renaissance Festival, the Carps said they will retire from the festival at the conclusion of the 2019 season, turning their attention solely to their Old Town Spring storefront. According to Carp, hosting a spot at the festival became too laborious to maintain. “It’s fun for all the people that come to play, but … it’s not all fun and games,” she said. “I never sit, from the time I’m there to the time I go home.”

She said it would take two months prior to the festival to set up shop and 14 hours each following week to get ready for the festival weekend. Still, Carp said their final year at the festival was bittersweet. “I’m sad because [after] 45 years—it’s like watching your children grow up and sending them off,” she said. “There’s a hole there. … Part of me is relieved because it’s so much work, but it was also a lot of fun, a lot of happiness.”

The Hat People

213 Main St., Spring
281-288-4772
www.thehatpeople.com
Hours: Wed.-Fri. and Sun. 11 a.m.-5 p.m., Sat. 10 a.m.-5 p.m., closed Mon., appointment only Tue.

Hat Guide

The Hat People offers a variety of hats, including:

- Cavalier: Popular in the 17th century, this wide-brimmed hat was traditionally decorated with ostrich feathers. Some hats have a lifted side along its base.
- Panama: This straw hat of Ecuadorian origin was made to be lightweight for hot and humid weather.
- Beret: Soft, flat and round, the European hat from the 19th century can be made from fabrics such as wool, cotton or felt.
- Leather Gatsby: A popular hat of the 1920s, this hat can be made from leather or felt.
- Wool Beret: A classic hat, the wool beret is made from wool and is often worn with a scarf.

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#WofoLife
World’s Burgers

Diner serves comfort fare with an international flair

BY BEN THOMPSON

Diners at World’s Burgers restaurant off FM 1488 can expect to find traditional burger and breakfast menus, each with a global spin.

World’s Burgers was founded in Montgomery in 2011 and launched its second location at the Marcel Town Center serving The Woodlands and southern Conroe in December 2018. Owner and founder Eva Alonso said she first created the restaurant concept to draw both local diners looking for new burger options and customers seeking a taste of home.

“I wanted to bring ... people from around the world to come to a place where they can say, ‘I want to go and try my hometown burger,’” she said.

Eva Alonso first got into the restaurant business through the fast food industry. She said she rose to hold an area management position over the course of more than 20 years before deciding to develop her own brand.

Alonso’s husband, Louis Alonso, said the Montgomery World’s Burgers first opened with a total of seven cultural menu options, which the Alonsos have since grown to 20 themed sandwich options for both new and regular patrons to sample.

According to Eva, favorites include the Brazilian burger, which features toppings such as egg and avocado, and the Hawaiian burger with grilled pineapple and ham. In addition to its beef-based menu options, World’s Burgers also serves regional chicken and vegetarian sandwiches alongside entrees such as chicken strips and hot dogs.

Eva said she has received a positive reception from the diverse clientele at both World’s Burgers locations with the restaurant’s sampling of assorted burger varieties.

“I have customers from Brazil, and they all love this Brazilian burger. [They say] ‘Reminds me of how we used to cook it back home.’ The Jamaican chicken, I have customers come from Jamaica, and they like it. [They say] ‘Oh my gosh, this is what we do in our country,’” Eva said.

In addition to its namesake burgers, the restaurant began serving daily breakfast last fall.

World’s Burgers’ newest menu features pancakes, Belgian waffles, omelets, croissants and tacos. The global theme can be found in items such as the Caribbean croissant, which comes stuffed with tropical sauce and grilled plantains and pineapples. Gluten-free and ketogenic-friendly options are available as well.

Eva said she plans to continue expanding World’s Burgers’ menu in the future and may eventually open new locations as well.

“We plan to grow,” she said. “We just need to let more customers know we have breakfast, but the response so far, they love it.”

World’s Burgers

295 Enclave Drive, Ste. 300, Conroe
936-582-2442
www.worldsburgers.com

Hours: Mon.-Sat. 8:30 a.m.-9 p.m., Sun. 9 a.m.-7 p.m.

DINING FEATURE

Three dishes to try:

1. The Brazilian burger

$7.99 BURGER
$11.79 COMBO

AVOCADO SLICES
FRIED EGG
BACON
SWISS CHEESE

2. World’s Burgers’ traditional croissant ($4.99) is served with a choice of sausage, ham or bacon along with an egg and cheese. Mexican, Caribbean and Milan varieties are also available.

3. The Montgomery omelet ($8.99) is served with toast and cooked with spinach, mushrooms, bell peppers, onions and a choice of cheese and meat. Shown with Beyond sausages ($4.99), hash browns ($2) and two pancakes ($4.99).
If it must be ORIGINAL,

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Featured Neighborhood

Legends Trace, 77386

Legends Trace and Estates of Legends Trace are located just north of the Grand Parkway near Birnham Woods Drive and Elan Boulevard.

- **Median home value**: $245,000
- **Homes on the market**: 5
- **Median annual property taxes**: $8,150
- **Median price per square foot**: $92.09
- **Average days on the market**: 49

**Amenities**

- Birnham Woods Marketplace shopping center includes numerous restaurants and other services, including a Woodson's Local Tap + Kitchen and a Kroger.
- The community includes a pool with tables and chairs.
- A playground is located on Legends Trace Drive.
- A clubhouse with a refrigerator and restrooms is available for residents to rent.

**Market Data for December**

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**Median Price of Homes Sold**

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**Commercial Real Estate**

Property Management
Brokerage Services
Development & Construction
Real Estate Investment

**Legacy Investments**

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DECEMBER 2019 COMMERCIAL REAL ESTATE DATA

Office, retail and industrial rental rates in The Woodlands area ended the year higher than they started in 2019. Office and retail development also saw an increase in available square footage over the course of the year.

TOTAL SQUARE FEET OF OFFICE, INDUSTRIAL, AND RETAIL SPACE

- **Office**: 17.1M (Q1 2019) - 18M (As of 12/27/2019)
- **Industrial**: 4.5M (Q1 2019) - 4.5M (As of 12/27/2019)
- **Retail**: 15M (Q1 2019) - 15.4M (As of 12/27/2019)

MARKET DATA PROVIDED BY CALDWELL COMPANIES

Although every effort has been made to ensure the timeliness and accuracy of this real estate data, Community Impact Newspaper assumes no liability for errors or omissions.

REAL ESTATE

Commercial real estate trends

COMPiled by community impact newspaper stAFF

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Harris County gets $4.5 billion in federal funds for flood-control projects

Harris County has acquired about $4.5 billion in federal funds for flood prevention projects across the area, bringing the county close to solving its numerous flooding issues, officials said Monday. U.S. Rep. John Culberson, R-Houston, Harris County Judge Ed Emmett and Russ Poppe, Harris County Flood Control District executive director, held a press conference Monday at the Evelyn Rubenstein Jewish...
REAL ESTATE
Featured listings of active area properties

FEATURED PROPERTIES FOR LEASE

* nnn denotes triple net, or rates that do not including operating costs for buildings.
** fs denotes full service per square foot.
*** mg denotes a modified gross lease.

OFFICE

1. 24900 Pitkin Road, The Woodlands
   1,486-2,074 sq. ft. $20/fs**
   Covington & Co.
   Ron H. Robertson  713-974-7600

2. 1330 Rayford Park Road, Spring
   2,400-12,000 sq. ft. $24/nnn*
   RE/MAX Carlton Woods
   Lewis Walker  281-747-6334

3. 9186 Six Pine Drive, The Woodlands
   11,189 sq. ft. $18.50/nnn***
   Colliers International
   Norman V. Munoz  713-830-2136

RETAIL

4. 1070 Evergreen Drive, The Woodlands
   5,680 sq. ft. $29.50/nnn*
   Foldetta Commercial
   Ross Foldetta  281-466-2880

5. 27130 Glen Loch Drive, The Woodlands
   1,000 sq. ft. $20/nnn*
   Andora Real Estate
   David Buttecali  281-677-2626

6. 24527 Gosling Road, Spring
   3,445 sq. ft. $27/nnn*
   The Nina Marino Team
   Nina Marino  281-364-3773

7. 25003 Pitkin Road, Spring
   1,700 sq. ft. $11/nnn*
   Tarantino Properties
   Peggy Rougeau  713-974-4292

8. 2590 FM1488 Road, Conroe
   32,332 sq. ft. $9.36/nnn*
   Newcor Commercial Real Estate
   Robert D. Banzhaf  281-210-0093

Commercial property listings are provided by Caldwell Companies and independently selected by Community Impact Newspaper editorial staff members. Property availability and prices are current as of press time.

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MICHAEL VALDEZ
Client Relations Manager

ALLEN ADCOCK
Service Consultant

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Clear Choice Automotive is an independent Lexus/Toyota Service Center

Complimentary Second Opinion, give us a call
Leaser Car for Service/Repair with EZ Tag at no charge
Schedules Maintenance—any make/model Lexus Vehicle
Warranties that are Twice as long as a dealer
Comfortable waiting areas/media room with free Wi-Fi
Pre-Buyer inspection for used vehicles

NEW YEAR SPECIALS
UP TO $100 DISCOUNT!

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Save $50 on 30k or 90k mile service
Save $60 on 60k mile service
Save $100 on 120k mile service

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Heating/Cooling Plumbing Repair
Not valid with other offers. One per person.

$5900
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OPEN DAILY 7AM - 2PM
BREAKFAST | BRUNCH | HAND-CRAFTED COCKTAILS | LUNCH
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Our Hemp Oil products contain high amounts of CBD (Cannabidiol), are all-natural – extracted organically with CO2, Gluten free, 100% organic, non GMO Hemp, and have no heavy metals or insecticides. Terpene-rich, and batch tested using ultra performance convergence chromatography.

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