

# Dock Line



Magazine

The Woodlands

February 2020



**FOREST  
CROSSING**  
ANIMAL HOSPITAL

## Personalized Care for Four-Legged Family Members

See page 8



**Bear Branch Gravity Main  
Improvements-February, 2020**  
See Page 15

*Montgomery  
County* **Home  
& Outdoor Living Show**



February 29 & March 1, 2020

Lone Star Convention Center

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It's hard to believe we are already in the second month of 2020. February has always been an exciting month with lots of festivities but this year brings us even more excitement as we announce our long over due new merger with the great people at Voixly LLC. The innovative new things they bring to Dock Line Magazine will allow us to show our clients even more love when it comes to their marketing visions, the sky's the limit this year and we are stoked.

We would also like to say a huge thank you to all our advertisers, readers and partners for helping us move on through another great year because without your loyalty and support we could not take this next step. Remember to shop local and get out there to enjoy some or all of the fun events your community has to offer in February. Most of all keep reading Dock Line Magazine. Until next month,

*GT2* 

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# Dock Line Magazine

The Woodlands

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**Dr. Brzozowski**

**ForestCrossingAnimalHospital.com 936.271.9300**





### Grogan's Mill Farmer's Market

When: Saturdays\* February 1, 8, 15, 22 & 29, 2020

Time: 8:00 a.m. – Noon

Where: 2230 Buckthorne Place, The Woodlands, TX 77380 - Buckthorne Place & Grogan's Mill Road at Grogan's Mill Village Center

Presented by Grogan's Mill Village Association. For more information call 713-992-5893. \*(Except for some holidays)

### Free "Law Line" Service

When: February 3, 2020

Time: 5:00 p.m. – 7:00 p.m.

Have a legal question? A free call-in public Law Line for residents of Montgomery County who have general legal questions is offered on the first Monday of every month at 281-645-6344 from 5 p.m. until 7 p.m. by volunteer attorneys from The Woodlands Bar Association. (If the first Monday is a Federal holiday, then the Law Line will be offered on the second Monday of that month.) Topics include bankruptcy, family law, criminal law, consumer protection, and more. The volun-

teer attorneys do not provide specific counseling yet offer general information and inform people about their rights and options and what legal resources may be available for callers to follow through with their concern. Callers' identities, as well as the identities of the volunteer lawyers, will remain anonymous. This free public service is a project of The Woodlands Bar Association in conjunction with the United Way of Greater Houston, Montgomery County Center. The Woodlands Bar Association is comprised of private practice attorneys from both large and small law firms, judges and corporate attorneys and seeks to promote high legal standards, education and community service in the area. The Law Line offers a local community service opportunity for members to share their unique legal skills to provide service to others. [www.WoodlandsBarAssociation.com](http://www.WoodlandsBarAssociation.com)

### The Wilderness Campground & Farmer's Market

When: February 5, 2020

Time: 11:00 a.m. – 2:00 p.m.

Where: 14310 FM 1488, Magnolia, Texas 77354

Four uniquely different food options will be open at one convenient location. All 4 of our food vendors are masters of their culinary craft and your belly will not be disappointed! The Wilderness Farmers Market, an indoor midweek farmers market, will celebrate the grand opening of its food court February 5th, founder Homer Allison said. The market, located at 14320 FM 1488, Magnolia,

behind Magnolia High School, will feature four food vendors in one location. Selections include: D's Farm Road BBQ, Biryani Hut Indian Food, Kaleb's Krawfish & Seafood, and Bright Relish. The food court will be open 11:00 a.m.- 2:00 p.m. every Wednesday alongside the market, which is open Wednesdays from 9:00 a.m.- 2:00 p.m. [www.battlecryministries.org/the-wilderness-market](http://www.battlecryministries.org/the-wilderness-market)

### Waterway Nights at Waterway Square

When: February 8, 15, 22, & 29, 2020

Time: 6:30 p.m. – 8:30 p.m.

Where: 31 Waterway Square Place, The Woodlands, TX 77380

Enjoy live music by local and regional performers in the picturesque setting of Waterway Square at Waterway Nights. Taking place in the spring and summer, Waterway Nights makes for an eventful night out in The Woodlands Town Center.

Line-up for February Concerts:

Saturday, February 8 -

The Selfless Lovers (Soul-Rock n' Roll)

Saturday, February 15 -

Russel Boyd (Funk/Rock/Country)

Saturday, February 22 -

Nervous Rex (Variety)

Saturday, February 29 -

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# PERSONALIZED CARE FOR THOSE FAMILY MEMBERS THAT WALK ON FOUR LEGS

*How Dr. Gerald W. Brzozowski, Jr. makes pet care more than just treating sickness.*

*By: Brian Sherman*







A passion for helping others is the reason why Dr. Brzozowski opened Forest Crossing Animal Hospital in 2003, and it remains the reason for its success. Establishing personal relationships with families and their pets has given his hospital a great reputation in The Woodlands community and surrounding area.

"Focusing on one-on-one care is key," he says. "I treat my patients as if they are family members."

In fact, it was losing a furry family member when he was a child that made Dr. Brzozowski want to become a veterinarian. While he had always loved animals, the death of his young kitten solidified his desire to help animals as a profession and become a veterinarian.

It's that same dedication and desire to improve the lives of animals that fuels Forest Crossing Animal Hospital today and makes the personalized care they give such a benefit to the community and its pets.

#### **A Commitment to Preventive & Holistic Care**

The first thing you'll notice when you bring your pet to Forest Crossing Animal Hospital is that you and your animal companion aren't just another client and patient. Figuring out what your pet needs for optimum health and wellness isn't just a matter of a simple diagnosis—and it starts with making your pet feel comfortable.

"I will sit for multiple hours if needed to try and figure out what is best for Fido or Fluffy so they're not so anxious," says Dr. Brzozowski.

And that goes for his entire staff and medical team as well. Forest Crossing Animal Hospital hires doctors that truly seek to strengthen the bond between owner and pet. Dr. Brzozowski and all the veterinarians will take the time to get to know not only your pet's personality and physical health, but also that animal's environment and other factors. It's an approach that gives them the best chance of permanently solving a health issue.

"I look at it holistically," explains Dr. Brzozowski. "If you bring a pet in for a skin infection, I'm not just going to treat that skin infection; I'm going to treat the whole process. What are you feeding him? What is your lifestyle? What are they exposed to, so we can prevent them from having to come back in?"

That approach made all the difference for Miranda West's elderly dog Darla.

"After dealing with a sick, elderly pet for months, I started seeing Dr. Stone at Forest Crossing Animal Hospital," she says. "Dr. Stone quickly diagnosed my dog who had been previously misdiagnosed. She has been amazing to work with and there for any issues/questions/concerns. My dog made a quick turnaround being on the correct medications and while she may be 12, she's acting 2 again!"

Dr. Brzozowski and his team also stress the importance of preventative care in a pet's life, especially to a new owner.

"This may not be a good business model, but my goal is to make sure I don't see your pet every six months for the same rash," he says. "I don't want to see you coming in three to four times a year with a skin infection or ear infection."

*Continued on page 10 ➞*





He also believes it's important that new pet owners talk to their veterinarian about diet, exercise, and their pet's environment. Taking charge and being proactive—rather than reactive—when it comes to your pet's health is essential, especially if you think something is wrong and your pet just “isn't acting right”.

“Don't wait! I'd rather you come in and

### Serving The Woodlands

Even though he isn't a native of The Woodlands area, Dr. Brzozowski feels a sense of pride when he talks about this community, which he now considers his home.

“It was the perfect place to be,” he says. That sense of place and pride extends to the people he serves as well. “It's not only about

In addition to routine services such as check-ups, vaccinations, and microchips, they can also assist you with:

- Nutrition counseling
- Parasite testing, prevention & treatment
- Exercise/Activity recommendations
- Behavior/Training
- Grooming



pay the exam fee and I tell you that everything's fine versus waiting three or four days when it's more serious and we have to do blood work, hospitalize them, and keep them on fluids,” he advises.



making the pet happy but knowing the family is happy, too.”

When it comes to veterinary care, Forest Crossing Animal Hospital is committed to providing the highest-quality comprehensive care centered on prevention and wellness. They believe that annual wellness check-ups are your pet's first line of defense, and their nose-to-tail exams include observing a pet's overall health as well as looking for any changes that may have occurred.

Forest Crossing Animal Hospital is located at 2330 F.M. 1488 Suite 100, The Woodlands, TX 77384. They're open Monday, Tuesday, Thursday and Friday 7:00 a.m. – 6:00 p.m. am-6 pm, Wednesday 7:00 a.m. – 9:00 p.m. and Saturday 8:00 a.m. – 1:00 p.m. and you can call 936-271-9300 for an appointment. Forest Crossing Animal Hospital is ready to give your furry family members the amazing care they deserve! ♦





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# STAGE RIGHT

## STAGE RIGHT Presents Sweetheart Show: Thoroughly Modern Millie

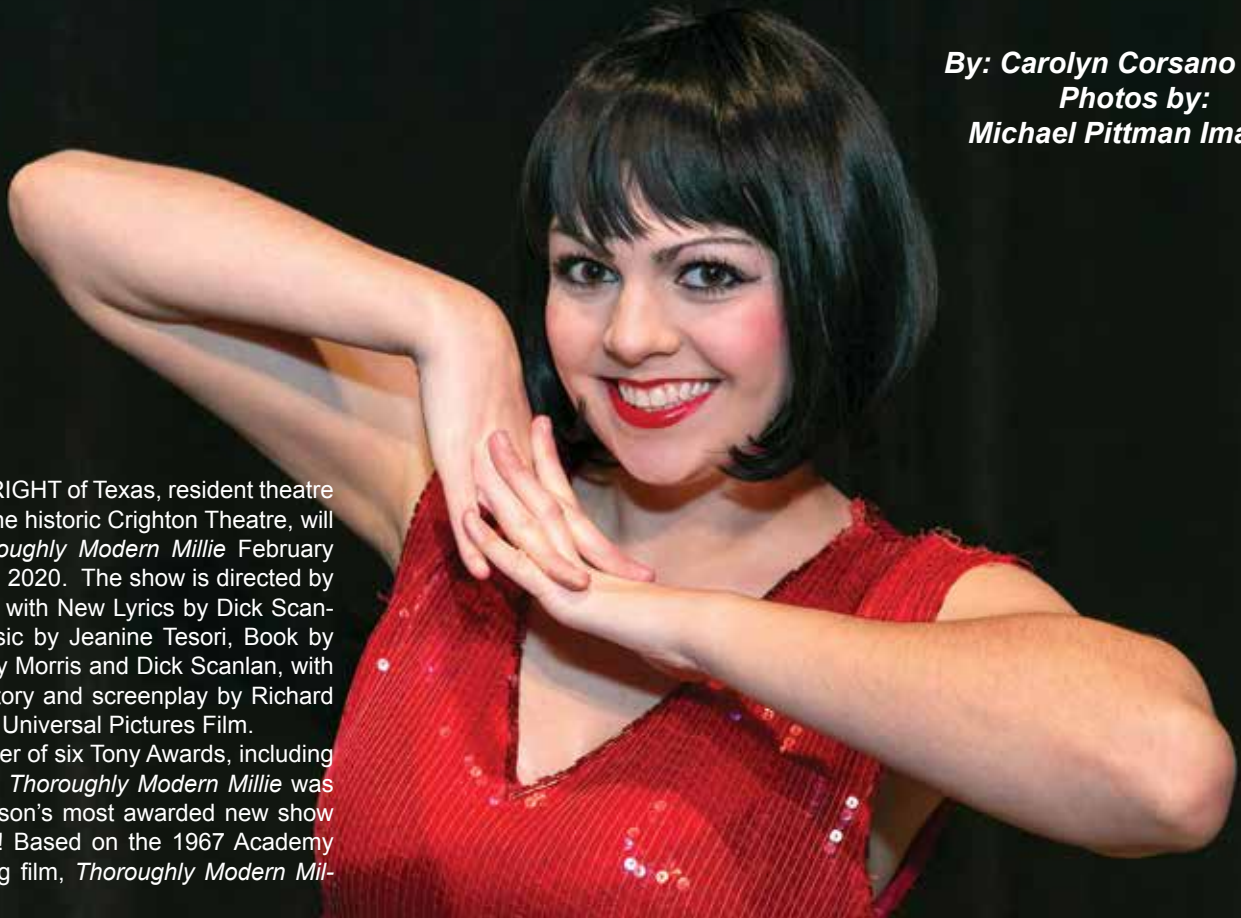
By: Carolyn Corsano Wong

Photos by:

Michael Pittman Images

STAGE RIGHT of Texas, resident theatre company at the historic Crichton Theatre, will present *Thoroughly Modern Millie* February 14 – March 1, 2020. The show is directed by Manny Cafeo with New Lyrics by Dick Scanlan, New Music by Jeanine Tesori, Book by Richard Henry Morris and Dick Scanlan, with the original story and screenplay by Richard Morris for the Universal Pictures Film.

The winner of six Tony Awards, including Best Musical, *Thoroughly Modern Millie* was the 2002 season's most awarded new show on Broadway! Based on the 1967 Academy Award-winning film, *Thoroughly Modern Mil-*



*lie* takes you back to the height of the Jazz Age in New York City, when “moderns,” were bobbing their hair, raising their hemlines, entering the workforce and rewriting the rules of love. This high-spirited musical romp is a delightful valentine to the long-standing spirit of New York City and the people who seek to discover themselves there. Set in 1922, young Millie Dillmount from Kansas comes to New York City in search of a new life for herself. Her grand plan is to find a job as a secretary for a wealthy man and then marry him. However, her plan goes completely awry. The owner of her dingy hotel kidnaps young girls to sell to the Far East, her wealthy boss is slow in proposing marriage and the man she actually falls in love with doesn't have a dime to his name... or so he tells her. A happy ending will prevail, of course. *Thoroughly Modern Millie* is a bright, funny, and charming musical comedy full of thundering tap dance numbers and beautiful love songs -- a heart-felt valentine to New York City and the people

Carolyn Wong as Mrs. Meers with Ara Hollyday as Ching Ho and Steve Wong as Bun Foo.  
Up to no good.



who love her.

Multi-award winning director Manny Cafeo has assembled a wonderful cast to bring this hilarious musical comedy to the Crighton stage.

#### CAST

Millie Dillmount.....Lizzie Camp  
 Jimmy Smith.....Cain Hamilton  
 Ruth.....Monique Lott  
 Gloria.....Monae' Lott  
 Rita.....Lydia Derksen  
 Alice.....Kristin Conrad  
 Cora.....Rachel Ochterbeck  
 Lucille.....Rebekah Ochtebeck  
 Ethel Peas.....Nicole Kimbrell  
 Mrs. Meers.....Carolyn Corsano Wong  
 Miss Dorothy Brown.....Madison Mapes



*Miss Dorothy and Millie- on the dole mates, soulmates, stormy weather friends*

Ching Ho.....Ara Hollyday  
 Bun Foo.....Steve Wong  
 Miss Flannery.....Brandy Leigh Pyle  
 Mr. Trevor Graydon.....Michael R. Martin  
 Clerk.....Jared Ball  
 The Pearl Lady.....Dinah Mahlman  
 Policemen.....Will Radcliffe, Chuck Smith  
 & Jim Murph  
 Muzzy Van Hossmere.....Christina Sato  
 George Gershwin.....Jared Ball  
 Dorothy Parker.....Kaitlyn Whitmore  
 Rodney.....Bradley Rice  
 Kenneth.....Jim Murph  
 Dishwasher.....Will Radcliffe  
 Muzzy's Boys.....Jaren Ball, Bradley Rice,  
 & Sean Sears  
 Daphne.....Stephanie A. McCartney  
 Dexter.....Will Radcliffe  
 Mathilde.....Stephanie Cleverly

#### CREW

Director.....Manny Cafeo  
 Assistant to the Director.....Tina Cafeo  
 Stage Manager.....Jill Villalobos

*Continued on page 14* ➞

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# STAGE RIGHT

Performances at the historic  
 Crighton Theatre in Conroe, TX



New Lyrics by Dick Scanlan New Music by Jeanine Tesori  
 Book by Richard Henry Morris & Dick Scanlan  
 Original Story & Screenplay by Richard Morris  
 For the Universal Pictures Film  
 Directed by Manny Cafeo

## Feb. 14 - Mar. 1, 2020

Fridays & Saturdays 8 pm, Sundays 2 pm  
 Saturday matinee 2/29 at 2 pm

Tickets \$17-26 Group discounts available

**Tickets: 936-441-SHOW (7469)**  
**Online: [www.stage-right.org](http://www.stage-right.org)**

Funded in part by The City of Conroe CVB [visitconroe.com](http://visitconroe.com)

By arrangement with Music Theatre International [MTISHOWS.com](http://MTISHOWS.com)





*Dancers kick up their heels and tap their toes*



*Christina Sato as Muzzy with  
Cain Hamilton as Jimmy*

Music Director..... Ana Guirola-Ladd  
Choreographer..... Dinah Mahlman  
Set Design & Props ..... Denise DeBold  
Costumes ..... Abby Cleverly & Denise DeBold  
Hair & Makeup..... Kara Kowalik  
Master Carpenter ..... Matt Czahor  
Light Design..... Steve Wong  
Sound Design ..... Carolyn Wong  
Sound Engineer ..... Ashley Anthony  
Running Crew ..... Deanie Boy, Sean Sears,  
Bradley Rice, Jim Murph, Chuck Smith,  
Angelie Aggarwal  
Playbill..... Brenda Storseth  
Producers..... Steve & Carolyn Wong

#### FEATURED DANCERS:

Stephanie Cleverly  
Monique Lott  
Monae Lott  
Kristin Conrad  
Lydia Derksen  
Abigail Hudson  
Nicole Kimbrell  
Dinah Mahlman  
Jared Kyle Ball  
Rachel Ochterbeck  
Rebekah Ochterbeck  
Stephanie McCartney

throw a spotlight on a non-profit that is helping with that need. For Thoroughly Modern Millie we have chosen Journey Home. Journey Home is a Christ centered non-profit maternity home. They seek to encourage and empower the women who walk through their doors. Journey Home offers a comfortable family environment in which she can learn skills and acquire tools that will help her succeed in life's journey. They offer housing to a woman during her pregnancy and through the child's first year. In addition they will have accommodations for moms who already have a child. Journey Home is Montgomery County's only home for women and their children in crisis pregnancy. To find out how you can help, stop by their information table at our show and/or visit their website [www.journey-hometx.org](http://www.journey-hometx.org).

#### TICKETS/INFORMATION

Show dates are February 14 – March 1 - Fridays & Saturdays at 8 pm, Sundays at 2 pm and an added matinee on February 29 at 2 pm. Performances will be held at the historic Crighton Theatre at 234 N. Main in downtown Conroe. Ticket prices are \$26 for adults, \$22 for seniors 65 yr and older, \$19

for Groups of 12 or more, and \$17 for youth 16 yr and under. Tickets for the show can be obtained by calling the Crighton Theatre box office at 936-441-SHOW (7469) or online at [www.stage-right.org](http://www.stage-right.org).

Come step back into the 20s with us and get a peek at the progress of the lobby renovations! ♦



*Michael Martin as Trevor Graydon, Lizzie Camp as Millie and Brandy Pyle as the exasperated Miss Flannery*

#### COSTUME CONTEST

To help get you in the mood of the roaring 20s, we are having a costume contest during the run of the show! All you need to do is dress in 20s attire (1920s!) and take a selfie while attending a performance of the show (picture needs to be taken at the theatre) and post it on our Facebook page (Stage Right of Texas) and Instagram and tag us in the photo #stagerightoftexas and #2020TMMcontest-photo. A winner will be chosen at the end of the run to receive 2 Tickets to Peter Pan and 2 tickets to River Plantation Golf Club Brunch. Get your glam on for a fun night out and a chance to win!

#### SPOTLIGHT NON-PROFIT

As with every STAGE RIGHT show, we highlight a need in the community and then

#### *The girls of the Hotel Priscilla*







# Bear Branch Gravity Main Improvements-February, 2020



This month the San Jacinto River Authority (SJRA) will begin improving the Bear Branch Gravity Main wastewater collection system in The Woodlands. When completed, the structural integrity of the more than 2.5 miles of pipe and associated manholes in the Village of Cochran's Crossing will be restored, preventing aquifer groundwater and stormwater runoff from entering the collection system through possible leaking joints and manhole covers.

The pipe will be rehabilitated using

the Cured-In-Place Pipe (CIPP) method, a trenchless technology that minimizes impacts to the environment and the public. The result is a tight-fitting, jointless, and corrosion-resistant structural liner within the existing pipe, or a "pipe-within-a-pipe." Additionally, manholes will be rehabilitated with new covers and a corrosion-resistant lining. The project is funded by the Texas Water Development Board (TWDB).

Timeline: The construction contract was approved by SJRA's Board of Direc-

tors at the December 2019 Board meeting. The construction contract is being reviewed by TWDB and approval is anticipated by mid-January. After TWDB approval, the contractor will be given notice to proceed. Construction activity is expected to start late February or early March 2020. During construction, temporary access roads will be established, construction vehicles and heavy machinery will be present, but should not disrupt traffic patterns. ♦



# Montgomery County Home & Outdoor Living Show

## February 29 & March 1, 2020

### Lone Star Convention Center

The 2nd Annual Montgomery County Home and Outdoor Living Show features appearances by top names in home improvement with over 200 exhibitors sharing products and services. New this year are DIY workshops! Have fun making a floral arrangement with Ashley Wallace of The Tallest Tulip. Board and Brush of Magnolia will work with attendees to build a unique wood home décor project in a fun atmosphere. Create your own and take it home! This is an event you leave with a keepsake!



Ashley Barber, Houston's First Certified KonMari Professional Organizer with Simply Maven, will answer questions one on one with ways to minimize your home to create simplicity. Get rid of the clutter and keep items that bring joy to your life. The KonMari Method is created by Marie Kondo, bestselling author and star of Netflix's hit show, *Tidying Up With Marie Kondo*, and founder of KonMari Media, Inc.



KonMari Gold Consultant

Simply Maven is an organizational coaching company with a mission to teach others the best ways to let go of their stuff, organize their spaces, and create more time and ease in their lives. Owned by KonMari Specialists, Ashley Barber and Jane McCullough, we show clients – from busy moms to hard-working professionals – how to create an environment where they can thrive.



"I am a big believer in making space for what matters by choosing things that spark joy in an environment you can thrive in", said Ashley Barber. "I will be available Saturday to meet one on one for your personal organizing questions to create a home you love and brings you joy."

The KonMari method of organizing focuses on 'curating' what you will use or that has sentimental connections. Developing a different mindset is a lifestyle change from abundance



to simplicity. "Spend time doing things that matter. If you don't have time to store items correctly, you won't have time to do it over again either". Ashley will present, "Choosing Joy! An Introduction to the KonMari Method" several times during the event.

Outdoor Perfection, the featured landscape exhibitor, will display the newest ways to remodel your yard with 20% off during the show to celebrate 20 years of business.

Talk to experts from landscaping, outdoor living, kitchen and bath remodeling, pools, attics, painters, flooring, bathtubs, skylights, pest/





mosquito control, kitchen accessories, hot tubs, windows/window treatments, roofing, garages, furniture, mattresses and much more.

New this year: Coburn's Kitchen and Bath Showroom will have products found on Pinterest but never in Home Depot or Lowe's including the TOTO Washlet Toilet with warm water cleansing, a rear soft spray, adjustable water pressure, and a self-cleaning wand!



See the latest innovations for your next remodeling project. Warren's Southern Gardens and Warren's Outdoor Living will highlight landscape remodels and Spring gardening ideas. Katie Stavinoha, publisher of the Round Top Antiques Show Guide, will share information on the Roundtop Antique Show with 70 venues and over 4,500 dealers attracting people from across the world for antiques.



Visit the luxury kitchen and bath designs from ABM Cabinets featuring custom cabinets in granite and quartz with amazing fixtures to complement the remodel. See the newest Hunter Douglas window treatments of shades, blinds, shutters, and the newest technology of Powerview Motorization that includes safety features with app control by Simple Elegance.

#### Additional Professional Speakers appearing at show:

- LIVE broadcast from Randy Lemmon of GardenLine on AM KTRH 740. Meet Randy and get a signed copy of his new book!
- Tom Tynan, host of HomeShow Radio on KTRH 740, until 2pm both days



- Dany Millikin, HomeShow Garden Pro speaking on "Unlocking a Better Lawn"
- Montgomery County Master Gardeners-answering questions one-one
- Brandon Heitzweibel, Landscape Designer, Warren's Outdoor Living "Benefits of using Virtual Reality in a Landscape Architectural Presentation"
- Mary Scalli, President, CEO, of Simple Elegance and Accredited Staging Professional Master sharing information on Hunter Douglas Window Treatments and Home Staging
- Sherwin Williams Color Snap Color Consultants

Je'Nae Boyko, Color Consultant from Sherwin Williams encourages attendees to meet one on one with her team. "Meet your local color consultants from Sherwin Williams, see the 2020 color pallets, see the color of the year and discover how to use the ColorSnap Visualizer App to explore color on your next project."

Visit with local home improvement specialists in many categories, including kitchen, bath, spas, landscaping, patio's, trees, outdoor kitchens, game rooms, flooring, windows, doors, mosquito systems, home-painting, patio furniture, pools, roofing, remodeling contractors, builders, generators, storage solutions, mattresses, blinds and shutters, water systems, air conditioning and heating, garage organization, concrete resurfacing and so much more during the event.

Community Assistance Center (CAC) and Inspiration Ranch are the non-profit organizations spotlighted during the Montgomery County Home and Outdoor Show. CAC is a source of hope for Montgomery County residents experiencing financial crisis in basic needs of housing, utilities, food and clothing with a goal of delivering lifelong solutions. Inspiration Ranch provides equine therapy programs to special need individuals with expertise certified through the Professional Association of Therapeutic Horsemanship International.

Show hours are 9:00 a.m. to 6:00 p.m. on Saturday, Feb.29 and 10:00 a.m. to 5:30 p.m. on Sunday, March 1 at the Lone Star Convention Center, 9055 Airport Road in Conroe. Tickets for the show are \$10 for adults, \$9 for seniors, and children 12 years and younger free. Visit [www.TexwoodShows.com](http://www.TexwoodShows.com) where a downloadable discount coupon for \$2 off admission is available. ♦



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Lone Star Convention Center

February

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*See website for workshop schedule and details*



## Tips from Organizing, Design and Color Experts



**Ashley Barber**

Marie Kondo  
Professional Organizer  
(Certified KonMari  
Consultant)



**Mary Scalli**

Owner Simple  
Elegance, Design &  
Home Staging  
Specialist



**In-Home Color Snap Consultants**

Sherwin-Williams

## Feature Kitchen & Bath

by ABM Cabinets



## Feature Window Fashions

by Simple Elegance





**Local Experts.**

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February 29 & March 1



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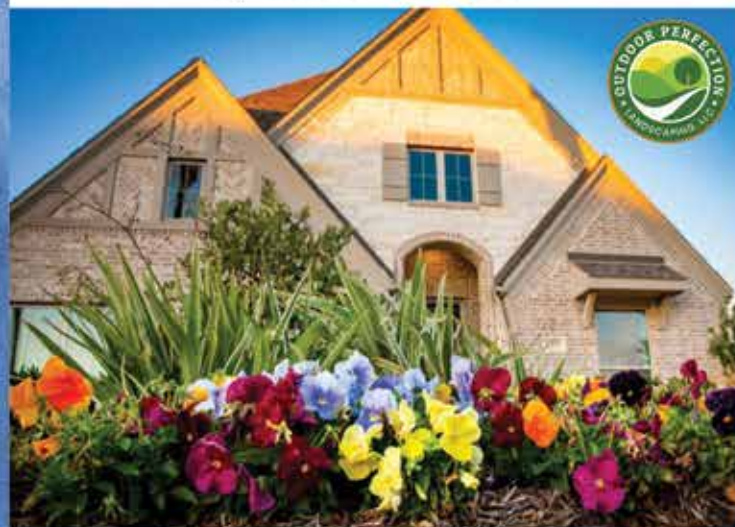


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# Beautiful Lawns Year Round

By: *Walt Crowder, Pres.*  
*Lawn Ranger Company, Inc.*



## HAPPY SWEETHEART DAY!

With January comes a mental “reset” as we take a deep breath following a month-long celebration of Holidays, and then settle into a new year. In this case, a new decade. We all have things that we have determined to be important... things that we want to accomplish in this New Year.

Your Lawn Ranger Company staff of employees wishes you only the BEST of blessings this year.

February is celebrated as “Love Month,” and roses are a frequent expression of LOVE to that special someone. So, perhaps this is a good time to discuss ROSES in the landscape. February is an ideal month for planting or transplanting roses.

Plant rose bushes in well prepared beds with good drainage and plenty of sun. The top of the root ball should be level with the soil of the bed. They generally do better with good air circulation.

When they are used in mixed plantings, nearby shrubs, vines, and even large perennials should not be allowed to crowd the rosebushes. Trim or snip back shoots or branches from nearby plants that are growing into the roses’ space.

It is unlikely that established roses will need to be watered very much this month; just be sure to maintain a moist soil. Note: newly planted roses should be watered in thoroughly.

February is the ideal time to prune and fertilize established roses. If they have “black-spot,” collect and dispose of the leaves as they yellow and fall. This practice should be continued throughout the growing season.

**PERENNIALS:** Now is the time to gear up for major planting. Admittedly, fall is the more ideal time for planting perennials for those spring

and summer bloomers, but if you missed that window, plant them now.

Cool, moist weather usually means little watering will need to be done. However, it is important to check the soil frequently, whether in the landscape or in pots. Water as needed to keep the soil moist.

Remove old, dead growth as soon as possible. It will become increasingly difficult to remove dead stalks without damaging the new growth as it grows taller.

**COLOR PLANTS:** If you haven’t fertilized your Annual Flowering Plants since planting them several months ago, you might need to do so now. Peak flowering on cool-season bedding plants generally occurs in March and April, so let’s give them a boost. Encouraging strong, robust growth now is important, especially if the plants do not appear vigorous.

Pansies are especially heavy users of nitrogen, so keep a close watch on them, and supplement as needed. If you live in “town,” pansies can add brilliant color to the garden. However, those who live in the “country” may have a challenge with deer including “Pansy Salad” in their daily meal plan!

**TURF GRASS:** Overseeded lawns are a rich emerald green and provide a beautiful setting for the spring flowers beginning to bloom. Continue to mow overseeded lawns on a weekly basis. Rye grass falls over, mats, and looks unattractive if allowed to grow too tall.

**SHRUBS:** Winter is an excellent time to apply horticultural oil sprays to shrubs that are prone to scale. These include Camellias, Hollies, Magnolias, Euonymus, Privets, and Cleyera. Spray Gardenias with oil for whiteflies. Our renowned Green Lawn System crews are busy now with this round of treatment.

**TREES:** We are approaching the end of the ideal planting season for trees, especially those that are “balled-and-burlapped.” However, “container-grown” trees may be successfully planted now and for the next few months.

### TIME FOR “BEST OF THE WOODLANDS” VOTE

THANK YOU to our readers, friends, and customers who have voted LAWN RANGER COMPANY the “Best of The Woodlands” for the past 10 years, 2010-2019. We would appreciate your vote again this month for 2020. During the month of February, you can log on to [www.WoodlandsOnline.com](http://www.WoodlandsOnline.com) and cast your 2020 vote for us in several categories under “Yard and Garden.”

### SEND US YOUR QUESTIONS AND COMMENTS

Thank you for continuing to send us your questions and comments. We can be contacted at our offices at 281-681-1025, or through our web site: [www.LawnRangerCompany.com](http://www.LawnRangerCompany.com).

“Like” us on Facebook at [www.facebook.com/lawnrangercompany](http://www.facebook.com/lawnrangercompany). Follow us on Twitter: @lawnranger\_walt. Check out a few videos at [www.youtube.com/lawnrangercompany](http://www.youtube.com/lawnrangercompany). ♦

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## Why an Income Analysis is a Critical Part of Your Retirement Plan

### Part 2



In the first article of our series “Why an Income Analysis is a Critical Part of Your Retirement Plan”, we detailed several factors that need to be taken into consideration when developing your retirement income plan, including:

- Increasing longevity for both men and women
- The reality that women typically outlive most men by over two-years
- The fact that women traditionally don’t derive as much Social Security benefit for several reasons
- Rising healthcare costs

In this second installment, we’re going to cover an additional healthcare consideration that could significantly eat into your retirement savings...long-term care.

### Take Good Care of My Baby

As outlined above, one of the reasons a retirement plan income analysis is so important is that people are simply living longer and living longer means you need to make sure you have enough retirement savings to cover the duration of your life.

Living longer doesn’t always mean living better and with longer lifespans comes the reality of needing care for sickness or general age-related decline that make it difficult or impossible to care for one’s self.

With the very real prospect of the average retiree living to their mid-eighties...84.3-years-old is the average age males live to and 86.7 for females...there is an ever-increasing need for long-term care. On average, over half of all American’s (52.3 percent ) turning 65 will need long-term care at some point...46.7 percent of men compared to 57.5 percent of women.<sup>[1]</sup>

According to Genworth’s 2019 Cost of Care Survey, median long-term care costs can range from approximately \$45,000 to \$97,455 per year. Factors affecting the cost include geographic location, type of care needed and length of stay. Those costs obviously

represents a substantial cost and could consume a large chunk of your retirement nest-egg, negatively impacting your financial stability and peace of mind.

Government programs of Medicare and Medicaid might not offer a lot of help either. Medicare doesn’t provide benefits for long-term care; while Medicaid does pay for long-term care, it requires “spending down” assets before it will provide any coverage.<sup>[2]</sup> Waiting to purchase personal long-term care coverage can be expensive, as rates increase with age.

### I Wanna Hold Your Hand

Many Americans require care that may not qualify for long-term care facilities or in-home services. As a result, more individuals are finding themselves in the role of primary caregiver, both in the years leading up to and during retirement.

It’s estimated that 34 percent of caregivers are 65 years or older.<sup>[3]</sup> In some cases, they are caring for an aging spouse, and in others they are providing for a disabled child. The number of grandparents raising grandchildren has also increased dramatically. More than 2.7 million grandparents have primary custody of their grandchildren, an increase of more than 7 percent from 2009.<sup>[4]</sup>

Caregivers often find it rewarding to take responsibility for loved ones, but it can also take a toll on the caregiver’s financial and physical well-being. Tending to a chronically ill or disabled loved one may mean additional expenses that place a financial burden on the household. Many caregivers spend more than 20 hours a week providing care for ill loved ones,<sup>[5]</sup> making it difficult to work outside the home. Taking in extended family may also mean postponing retirement or returning to the workforce to provide for the additional people in the household.

A solid financial plan is flexible and adaptable to life as it happens. After laying the initial groundwork in a retirement income analysis,

your financial advisor should meet with you regularly to review the plan and adjust to any life events as they happen, no matter the circumstances.

Your financial advisor can assist you in structuring a long-term care strategy that accounts for your unique needs. The planning conducted in a retirement income analysis can provide you with more choices and options you might not have considered, increasing the likelihood your funds will last as long as you do.

If you need help planning your retirement, contact us today to schedule a free income analysis. We’ll help you determine if you have enough to retire comfortably, when you can retire and help you put all the pieces of your retirement plan in place.

### SOURCES:

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6. Original content prepared by Advisors Excel. Accessed July 9, 2018.



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# Online with Dock Line

## Can You Really “Make Money Online?”

*Cutting through the spam to find out what really works, and how much work it really takes.*

By: Brian Sherman

How many times have you seen those ads promising you an escape from your 9 to 5 job, living a life of luxury while you make tons of money using only a laptop and an internet connection? It's safe to say that no one is immune to these kinds of messages coming across their social media feeds almost daily. At this point, we aren't fooled. People running those ads are just selling something and we aren't “buying” it. But it does make you wonder...

Aside from the sensationalist advertising that bombards us with the promise of financial freedom, is it actually possible? Can you really make money online? Can you really make enough to quit your job and travel the world?

Well, actually, yes, you can, but to understand how, you need to let go of all those ideas you've been given and discover what it really takes. You also need to change your perception about the time commitment necessary to do it.

So, forget about all the survey-taking and network marketing and let's focus on a value-based way of making money: blogging. Starting and running a blog is one of the best ways to provide value to the world and make money online...if you do it right.

In short, here is the most common way to make money online by blogging in 3 steps:

1. Start a blog
2. Run ads on your blog
3. Sell something through your blog

(Again, this is the most common way. There are hundreds of other ways, but for the sake of simplicity let's focus on this method.)

That's really all you need to do. However, making a list like that simplifies the formula too much. In reality, here is a more honest approach:

1. Start a blog about something you care a lot about and that other people are interested in, too. The more defined the topic, the better.
2. Learn the basics of writing for SEO (search engine optimization) and write articles that rank high on Google. It will take 3-6 months or longer to start seeing ranking results.
3. Start an email list of subscribers and email them new, highly

valuable content consistently.

4. Depending on the size of your audience and the amount of competition, you will need to write 50-100 articles or more before you start to run ads. Basically, when your monthly traffic numbers exceed 10,000 visitors, you can start to make money through ads on your website.

5. Write and publish consistently for 2 years, minimum.

6. Add affiliate links to your blog (like Amazon Affiliates) and send readers to those links through articles and resource pages.

7. Create your own product or write a book and start selling it.

If you follow those steps you will make money online, guaranteed. If you continue this process for 5-10 years, you could eventually make a lot of money every month. However, you must know that it will take time to start seeing results, like real money in your bank account. Also, when you do start making money, it will be small amounts that trickle in. It will snowball into a lot more money over time...if you stick with it month after month for several years.

Before you go searching online for how to start a blog, please consider the following advice:

### 1. If you're just after the money, don't do it.

If your sole goal is to make money, then I strongly suggest not doing it. Why? There is a good chance you will get burnt out when things don't happen soon enough and you'll likely stop and start something else instead. You will make money when you provide value consistently for a while. That means you need to focus on something that you care about yourself - something that you consider valuable.

### 2. Commit to two years...minimum.

It takes time to rank on Google and to build trust with an audience. People start and stop blogs all the time. Your potential audience will pay more attention to you after they have seen you for a while and you've earned their trust by providing real value to their lives. This is the biggest reason people quit their blog. They don't see results fast enough and start to wonder if they are doing things wrong or if their



content isn't very good. Ignore those thoughts and keep going.

### 3. You will have to grow as a person.

Committing to something for two years or more takes a lot of self-discipline and self-motivation. If you're the type of person who wants a quick fix, easy approach, then you will struggle. Commit to changing your habits and breaking out of old ways of thinking. Start a writing routine that ensures you publish consistently. Set goals and work hard to reach them. Get crystal clear on why you want to make extra money and what you plan to do with it.

Most importantly, you will need to let go of your expectations about how long it should take and how much money you should make.

So, do you have a passion that you love learning about? Are you an expert about something that you could help others get better at? Do you have a hobby that you spend a lot of time on? If you have something valuable to share with the world and are willing to devote a few years to sharing it, then yes, you can make money online.

If you want to (eventually) make money online and start sharing your wisdom or curiosity with the world through a blog, then let us know! At Dock Line Magazine, we have several resources to get you started. If you'd like more info and want these resources sent to you, just send me an email at [brian@docklinemagazine.com](mailto:brian@docklinemagazine.com). Good luck! ♦

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Article and photos  
by Bronwyn Clear,  
Certified Texas  
Master Naturalist



At about 8" in  
length with a 15"  
wingspan, Purple  
Martins are the  
largest swallows in  
North America.



## Purple Martin Majesty

January and February are the months to thoroughly clean and wash out your Purple Martin houses! The cleaner the house, the better your chances of attracting nesting martins. Soon now, the old males migrate back to Texas from South America and scope out nesting sites. Females and younger birds follow along later, and they eventually all come together in tight little family colonies. There is safety in numbers, and groups roost together, nest together, raise their young together, hunt together and warn each other of predators. If you are lucky enough to have some choose your martin houses, you will enjoy a constant noisy

whirlwind of community activity until the young birds have fledged and they all migrate back to South America in the fall.

Purple Martins are the largest swallows in North America with a 15" wing span but short forked tails. Like all swallows, martins are aerial insectivores that expertly snatch bugs while flying, so you won't see them at your seed feeders. They prefer to nest near water due to the flying insect hatches that swarm up from lakes and ponds. Although some people believe they are great for mosquito control, studies prove martins eat only a few mosquitoes! They tend to fly much higher to



*This handsome purple  
fellow is singing to  
his love, and she  
is considering his  
proposal.*

*This one invasive common  
house sparrow ran off an  
entire family of Purple  
Martins. Without some  
human intervention he will  
keep this entire block of martin  
apartments for himself.*





*Females & juveniles look similar with white undersides and simpler coloring.*



catch their meals.

Unfortunately, there has been a decline in Purple Martin populations over the last few decades due to competing, non-native common house sparrows and starlings. These invasive species take over martin nesting sites, toss martin eggs and kill the chicks in the process. An entire martin condo with a dozen apartments can be forcefully taken over by just one determined male house sparrow!

In general Purple Martin houses have divided apartments, multiple perches, and are on retracting poles. The retracting pole allows the house to be brought down and cleaned before the next season starts. Man-made deterrents such as “sparrow spookers” can be attached to dissuade invasive bird species from destroying martin nests and taking command of the entire house. In addition, many people have had great nesting success by hanging batches of hollow gourds with the proper hole entry size.

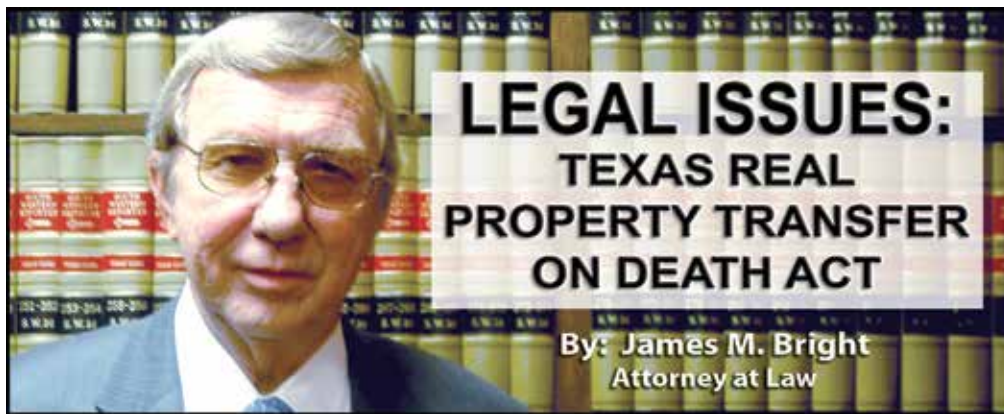
For more information consider an excellent resource by Texas Parks and Wildlife. “The Purple Martin and its Management in Texas” by James D. Ray. It can be found online [tpwd.texas.gov/publications](http://tpwd.texas.gov/publications).

Learn more about the incredible nature in our area by joining a chapter of the Texas Master Naturalist organization. To find a chapter close to you, or to read about the state program, go online to [www.txmn.org](http://www.txmn.org). Volunteer and get involved! ♦

*Colonial birds prefer colonial birdhouses! This type of housing allows Purple Martins to live, nest and hunt together.*







*The following is provided for informational purposes only and is not, nor should it be construed as legal advice.*

Effective on September 1, 2015, Texas joined a growing group of other states by passing legislation that can transfer title to real property upon the death of a person without going through probate proceedings. It should be noted that this procedure does not eliminate the need for a Last Will and Testament or for the trust provisions in that Will, but it does fill a long needed niche for those persons who have relatively simple estates and have the ability to pass other assets owned as non-probate assets. This article is dedicated to answering common questions which are anticipated surrounding this new law/estate planning tool.

• **WHAT IS A "TRANSFER ON DEATH DEED?"** - Simply stated, it's a deed which does

not take effect until your death. It yields a result similar to a survivorship designation on your bank account. It will automatically pass title to the beneficiaries that you name without the need of a probate proceeding. It is anticipated that this tool will be particularly useful when the only real asset owned by decedent is an interest in real property such as the Homestead.

• **CAN I NAME AN ALTERNATE BENEFICIARY, JUST IN CASE THE PRIMARY BENEFICIARY NAMED HAS PRECEDED ME IN DEATH?** Yes, in a typical situation where a deceased spouse wishes to pass his/her interest in community property to the surviving spouse and then to the children if there is no surviving spouse, this creates a very simple and uncomplicated method of doing so.

• **WHO CAN EXECUTE THIS TYPE OF**

DEED? Anyone who holds title to real property in Texas can execute a transfer on death deed.

• **WHAT ARE THE REQUIREMENTS FOR THIS TYPE OF DEED TO BE EFFECTIVE?** (Est. §114.055)

1. It must contain the essential elements and formalities of a deed;

2. It must state that the transfer of an interest in real property to the designated beneficiary is to occur at death; and

3. It must be recorded before the transferor's death in the deed records of the County Clerk's office of the county in which the real property is located.

• **IS IT A TESTAMENTARY DOCUMENT?** No, it is a non-testamentary document; therefore, the deed passes title to the real property involved outside of probate. (Est. §114.053)

• **IS IT REVOCABLE?** Yes, if you wish to cancel or otherwise void the deed during your lifetime, it can be done fairly simply through a revocation filed in the real property records with the same formality as the original deed. This is true even if another instrument, such as your Will, contract, or other document contains provisions which have contrary terms. (Est. §114.053)

• **CAN I USE A POWER OF ATTORNEY TO EXECUTE THIS TYPE OF DEED?** No, this is not a power that can be delegated to another person through a power of attorney. (Est. §114.054)

• **WHAT IF MY WILL AND MY TRANSFER ON DEATH DEED ARE DIFFERENT IN THE DISPOSITION OF MY REAL PROPERTY?** A Will may not revoke or supersede a transfer on death deed. Therefore, if your Will gives "Blackacre" to Joe, and your transfer on death deed gives the same "Blackacre" to Sally, the title to "Blackacre" passes to Sally. ((Est. §114.057(b))

• **WHAT IF I MAKE MY SPOUSE THE BENEFICIARY OF MY TRANSFER ON DEATH DEED AND THEN GET A DIVORCE?** If a marriage between the transferor and a designated beneficiary is dissolved after a transfer on death deed is recorded, a final judgment of the court dissolving the marriage operates to revoke the transfer on death deed to that designated beneficiary, if notice of judgment is recorded before the transferor's death in the records of the County Clerk's office of the county where the deed is recorded. ((Est. §114.057(c))

• **HOW DOES THE COUNTY CLERK DETERMINE WHEN THE PROPERTY TITLE PASSES FROM THE TRANSFEROR TO THE TRANSFEREE?** A copy of the transferor's death certificate should be filed in the County Clerk's office in the county where the property is located in the deed records.

• **MUST I HIRE AN ATTORNEY TO DRAFT THE DEED?** The simple answer is both, yes and no. There is nothing in the law that prevents you from drafting your own legal documents, but most people find out (many in a hard way) that the relatively minor legal cost of performing this service is very small compared to the cost of the litigation and unintended consequences which could ensue

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from improperly drafted documents.

• WHAT IF I OUTLIVE ALL THE BENEFICIARIES NAMED IN MY TRANSFER ON DEATH DEED? If there are no surviving beneficiaries of this transfer on death deed, then the deed shall be deemed to be canceled by you.

It is believed that future cases filed in the court will further clarify this statute. It should further be noted that this relatively new legislation does not replace the need for estate planning--- it only puts another tool in the toolbox of your estate planning attorney when he/she is drafting your Last Will and Testament.

James Bright has been admitted to practice before the Federal Courts for the Southern District of Texas and Eastern District of Texas as well as all of the Justice Courts, Probate Courts, County Courts at Law, District Courts, Courts of Appeal and Supreme Court for the State of Texas. He maintains an office in Houston and by appointment another at 208 McCown Street in the heart of historic Montgomery. Contact may be made by telephone (936) 449-4455 or (281) 586-8277. For more information about wills or probate in Texas, please see- [www.houstontxprobate.com](http://www.houstontxprobate.com). ♦

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# Dead Trees Give New Life

By: Lisa Wolling, Executive Director

Oh no, that tree is dead! We've all probably said that at one time or another. Spring arrives, all the trees and plants are budding out and "springing" back to life, but there's that one tree that just doesn't come back. The first inclination, of course, is that the tree has got to go. However, leaving dead trees is a vital part of maintaining a healthy environment, as dead trees can truly provide life after death.

The forestry term for a standing dead or partially dead tree is a snag. However, many people are starting to refer to these ghosts as "wildlife trees". In North America, as many as 85 species of birds, 50 species of mammals, and many, many reptiles and amphibians depend on dead trees for shelter, food, and nesting. Dead trees are, of course, also home or food for many types of invertebrates (such as insects, spiders, worms, and more), which in turn also attract the birds, mammals, reptiles, and amphibians that feed on them. However, by far the greatest benefit dead trees provide to wildlife are cavities, or holes, in branches or trunks. These cavities are vitally important nesting and sheltering sites to many species, such as:

- Many types of birds will only nest in cavities, such as woodpeckers, chickadees, bluebirds, nuthatches, wrens, tree swallows, titmice, kestrels, and wood ducks



Most owls in our area prefer to nest in tree cavities if they are available. Left: barred owl. Center: Great Horned owlets. Right: Eastern Screech owlets. They were left homeless after dead trees were cut down, destroying their nests.

- Eastern screech owls, barred owls, barn owls, and great horned owls
- Mammals such as flying squirrels, gray squirrels, fox squirrels, raccoons, bats, porcupines. Even opossums, which are marsupials, will use tree cavities as dens.

Woodpeckers are the primary excavators for drilling cavities into snags. Abandoned woodpecker holes are then used by other species of birds that depend on them for nesting sites. Cavities are also used by frogs, snakes, honeybees, wasps, and spiders. In addition to providing shelter, dead trees or trees with dead limbs are also invaluable to wildlife for other reasons:

- Eagles, hawks, or owls use snags or dead branches when hunting to get a clear view of prey
- Ospreys may nest in larger snags near open water
- Birds that catch insects on the fly (such as flycatchers, smaller hawks, kites, shrikes, kestrels, and small owls) will use snags to launch their aerial attacks
- Snakes use logs from snags for multiple things, such as sheltering, hunting for prey, sunning themselves (for thermoregulation), or hibernating in winter.
- The woodpeckers who depend on snags for nesting also excavate them for insects, which provide them with the food they need for themselves and to raise their young. Some woodpeckers also store food (such as nuts or acorns) in holes they drill into dead trees.
- Salamanders use rotting logs as both shelter and a source of food (insects)
- Many species of fungi grow only on dead wood

In wooded areas, it is thought that to maintain a healthy environment four or five snags should be left per acre. Of course, safety to people and property should be taken into consideration, and it is advisable to seek the advice of a professional arborist in some cases. It is important to assess the feasibility of leaving a dead tree as is, modifying the tree, or having to remove it due to safety concerns. Bear in mind that all dead trees will eventually lose limbs and fall, so retained dead trees should always be periodically reevaluated and trimmed or removed as needed. Not all snags can or should be saved. How-



Many small mammals will nest in hollow tree limbs or tree cavities. Left: baby flying squirrel. Center: baby raccoon. Right: baby fox squirrel (injured by tree-cutting equipment)

ever, in some cases removing the entire tree may not be necessary.

When assessing a dead tree, look to see if there is any risk to a structure, pathway, or driveway from either falling limbs or the tree itself. Consider shortening the tree to a height that reduces its risk of falling. The wider the trunk and taller the tree, the more value it is to wildlife. However, even a tree 10 feet in height can be of value for foraging and possibly for nesting. If limbs need to be trimmed back to lessen the fall hazard, try to leave at least 18" in length or longer (if you can safely do so). Limbs that are 6" or more in diameter are better suited for cavity excavation. If there is too much of a risk of falling limbs causing damage, you can always remove most limbs, just leaving some short and sturdy ones cut close to the trunk that can at least be used for perching.

While snags may not be the most attractive element of your landscape, they are invaluable to many types of wildlife, and they can provide you years of interesting and varied wildlife viewing. Please consider including snags in your landscape plans. If wildlife animals have a natural place to nest and shelter, it also greatly reduces the chances that they will try to get into your home, garage, or attic.

Friends of Texas Wildlife will be having an Open House on Saturday, March 21 from 11 am to 3 pm. At this open house, we will have many interesting educational displays. All our educational animals will be there for you to visit with (opossum; box turtles; snake; owls; and hawks). Staff from the Spring Creek Greenway Nature Center will be there with some of their snakes. For the first time ever, we will be offering "behind the scenes" tours of our flight enclosures and intake center. This is the only time this year our entire facility will be open to the public. \$5 per person, kids 3 and under free. More details available at [www.ftwl.org](http://www.ftwl.org).

To learn more about what we do and view pictures of many of the animals we assist, please visit our Facebook page at [www.facebook.com/Saving-TexasWildlife](http://www.facebook.com/Saving-TexasWildlife). Our educational visitor's center is open the second Saturday of each month from 10 a.m. to 2 p.m., located at 29816 Dobbin Hufsmith Road, Magnolia, Texas, so the next open house date will be Saturday, February 8. Come on out and visit us, learn a little more about local wildlife, do some fun activities and a craft, and meet some of our non-releasable wildlife educational animals. We also host birthday parties, Spring Break & summer camps, and educational presentations. For more information about events, birthday parties, camps, or educational presentations for scouts, schools, or other groups, please visit our website or email [ftwl.education@gmail.com](mailto:ftwl.education@gmail.com). There are many other ways you can help support our efforts, too (such as Kroger Community Rewards, Amazon Smile, etc.). Details can be found at [www.ftwl.org](http://www.ftwl.org), and then click on "How to Help". ♦



All of these songbirds nest in cavities. Left: bluebird. Center left: red-bellied woodpeckers. Center right: black-capped chickadees. Right: red-headed woodpecker. These birds are insect eaters and beneficial to have around yards and gardens.



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