

THE LANDING WAY

DECK VIEW

This has been a most unusual year for all of us. The virus among us has put a damper on a lot of our activities. One very positive aspect of all the uncertainty—we have seen property owners doing more “sprucing up around their property,” and we have had several new homes either being built or under construction. We are delighted to see the homes going up and the new faces to add to our list of friends. Sadly, we have lost several of our long-time friends. Many of whom have been around here since the beginning of The Landing on Lake Livingston subdivision. They have left an imprint on our subdivision that will never go away. At this point we are not sure we will be having our Barbeque next spring. Please watch the website for more information as it becomes available. The names, phone numbers and e-mail addresses of your board are also on our website. If you ever have any questions, or need us for any reason, please reach out. We will be delighted to hear from you.

Sharon Melton Mills
President of The Landing POA

FINANCE COMMITTEE

Payment for all HOA maintenance fees is due March 31 of each year. You should get a statement after January 1 each year. After March 31, a \$10 late fee is assessed. If not paid by the end of the year, interest is also assessed. The dues are \$125 per lot per year. If you transfer your lot to someone else, please notify me by email or phone call as soon as possible so that I can make that change. I am still attempting to collect emails so if you have one or a new one, please send that to me so I can add it to your account.

Without your payments, we would not be able to do all the things we do to beautify our neighborhood, including the excellent roads. Thank you for paying on time and helping us to make the place we live a beautiful place. I can be reached at 979-203-8576 or by email karenmay08@gmail.com.

Karen May, Treasurer
Finance Committee Chair

SPRING BBO!

This will be decided at a future date, please check the Landing website for the actual date.

ARCHITECTURAL CONTROL COMMITTEE

This past year, there have been a number of property owners who have submitted plans to the ACC for improvements to their properties and a growing number that have submitted plans to the ACC for new construction on their lots. We appreciate these property owners submitting the information needed for the ACC to review their requests and make recommendations and to approve these requests in a timely manner.

We would like to thank all the property owners who routinely maintain their properties consistent with the guidelines provided in our deed restrictions. We appreciate those property owners who keep their yards mowed and keep the other things around their property orderly and looking good. Each property reflects the community as a whole and it benefits everyone to maintain our own properties. There are a few neighbors who are not in compliance with the restrictions, but we are in contact with them and are working with them to resolve the issues. Please keep up the good work on your own property and provide some positive encouragement to your neighbors to do the same. The ACC is dedicated to improving our subdivision and assure property owners that deed restrictions will be followed. We want to encourage all property owners to contact ACC members prior to proceeding with **any** improvement to their property, including clearing of their land. The ACC also works diligently to respond to requests in a timely manner. Please be sure to reference the property description with section, block, and lot number(s), in addition to the physical address, when making your requests. If you do not have a copy of The Landing's Deed Restrictions, please contact any board member for a printed copy. You can also find a copy located on the website.

Alton Smith
ACC Chairman

ROAD COMMITTEE

The Road Committee started the 2020 year off having road repairs completed in the amount of \$36,772.00. Other items that have been completed this year:

- Removed dead trees from the road.
- Kept the easements and roadways mowed during the spring and summer months.
- Repaired equipment as needed.

Plans are under way in the new year to repair some potholes. Please help us by reporting any potholes or other items that may need repair so we can inspect them and add them to the list. You can report this and

other road concerns to Ronnie Gooch. Thank you for helping us to make our subdivision one of the best to live in with good roads and a beautiful well-kept landscape!

Ronnie Gooch, Road Committee Chairman

PARKS AND CLUBHOUSE COMMITTEE

Since the last annual meeting, we have had the carpet cleaned in the clubhouse and continued regular maintenance of monthly cleaning and mowing/flower bed cleanout. The clubhouse roof will be replaced soon from the hail damage this past spring. After insurance that included deductions for age and deductible, the out of pocket will be about \$5,000 to repair the roof. The basketball hoop will also be repaired soon. Some signs in Section 4 and Section 1 have been ordered and will be replaced or repaired soon. Please help us out by reporting any needed repairs to the entryway, pier, pier parking lot, or clubhouse. You can report those to Ron Crone or Karen May. The clubhouse is available to schedule to be used by property owners who are current on their POA dues. The cost is \$85.00 refundable if the clubhouse is left clean. You can also elect to donate the fee to the maintenance of the clubhouse. If you are interested in scheduling an event, contact Karen May @ 979-203- 8576 or karenmay08@gmail.com to get on the clubhouse calendar. The full set of guidelines can be found on the web site at thelandingonlakelivingston.com.

If you use the pier or the boat ramp, please park in the parking lot and not in the center grassy area. Take any trash with you each time you leave. Swim at your own risk.

Ron Crone , Parks and Clubhouse Committee Chair

CALENDAR OF EVENTS

PLEASE RETURN THE ENCLOSED BALLOT BY OCTOBER 1, 2020.

Annual Property Owners Association

meeting will tentatively be held at the Clubhouse on Saturday, **October 17, 2020, at 12:00 P.M.** Please bring folding chairs as we are planning to have the meeting outside in compliance with social distancing. We will not have refreshments due to COVID precautions.

CLUBHOUSE CALENDAR

Board Meetings: Held the **3rd Saturday of each month, 9:00 A.M.** at the clubhouse.

BOARD MEMBERS:

Sharon Mills, President..... (H) 936-594-1719
mshillsfarm@aol.com...(C) 936-577-5832 (W)936-594-4694
Finance Committee

Lindsay Parker, Vice President.....281-222-2067
Parker.lindsay@gmail.com
Finance Committee

Karen May, Treasurer979-203-8576
karenmay08@gmail.com
Finance Committee Chairman

Parks and Clubhouse
Website Manager

Paula Carlson, Secretary..... (H) 936-594-8180
pcarl59@aol.com.....(C) 303-807-6906

Alton Smith 713-857-6796
Kasmith86@att.net
ACC Chairman

Ronnie Gooch.....936-823-6770
rg105809@aol.com
Roads Chairman

Ron Crone 713-303-2094
ron.crone62@gmail.com
Parks and Clubhouse Chairman

Roads Committee

Neal Barclay281-794-4421
nealbarclay@sbcglobal.net
ACC

David Smith.....713-304-6192
shagsmith@sbcglobal.net
ACC

OTHER IMPORTANT NUMBERS:

SHERIFF'S DEPARTMENT 936-642-1424
LENDALE WATER 936-594-9417
ENTERGY ELECTRIC 1-800-ENTERGY
WINDSTREAM 1-877-807-WIND

LEGAL UPDATE

Your board of the subdivision has discussed in several of our board meetings how to collect past due maintenance fees from some of our property owners who chose not to pay. We have retained an attorney to help facilitate this process. We will be delighted to set up a payment plan for anyone who would like to do so.

If you would like to sell your property, please let us know. Some of our current owners who have vacant lots next to them may want to purchase the lot next door. We may be able to contact them on your behalf.

Be sure to visit our website!
www.thelandingonlakelivingston.com and
on Facebook at The Landing on Lake
Livingston private group.

**THE LANDING ON LAKE LIVINGSTON
COMMUNITY ASSOCIATION, INC.
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TRINITY, TX 75862**