

# TRAVIS LANDING LOG NEWSLETTER

Newsletter  
Summer July 2008



Travis Landing Property Owners Association  
P.O. Box 340457  
Austin, Texas 78734

## Letter from the President

Dear Neighbors,

This is the first letter to you from your new president. Many thanks to immediate past President Elizabeth Boggess and the previous board for their dedicated services over the last two years. The new board is a healthy blend of new members and a few carrying over.

The quality of this neighborhood depends on far more than a board of ten. Rather, it depends on tens of neighbors doing some part of the variety of services the neighborhood needs. There are plenty of opportunities to help your neighbor whether through parks, socials, "tech" talents, etc.

The Board of Health has addressed two properties with community health concerns thanks to our boards' pursuit with neighbors getting the government to respond.

TLPOA had a good annual meeting in May with good attendance and participation. Items of interest will be noted further into the newsletter. Thanks to all of you who have paid the annual dues, so far. Understand that our dues are vastly less compared to similar associations.

We have new deed restrictions needing your approval. There are two key changes to protect ourselves a) disallow usage of a property, including common areas, to access other property outside our subdivision and b) revised architectural rules. It is notable to mention that a

new owner has recently acquired several hundred acres of underwater property adjacent to our subdivision. The architectural rule changes are not big changes but they are modified to accommodate or be consistent with the rapidly upcoming new FEMA flood plain restrictions. If you haven't signed the deed restrictions yet please understand the key points above and proceed to read and sign.

July 4<sup>th</sup> holiday was a real 'hoot' with so much amicable usage of the park. Some have observed that it was the most camping usage in 20 years.

Please notify the board if you would like to receive future newsletters electronically rather than by paper - it would save TLPOA some expense.

We do have a legal proceeding now in progress. Bill and Melanie Cox filed suit against the TLPOA association regarding upkeep of the common area more known as the 'little park'. The board has obtained legal counsel and will keep the community apprised from time to time on this matter.

Yours truly,

Patrick Johnston  
President, TLPOA

### Contents

Letter from the President	1
Board Mtg. News/Annual Mtg.	1
Upcoming Events	1
Neighborhood News	2
Park Update	2
On-Line Park Reservations	2
New Tree Watering Update	3
Forum Suggestions	3
FEMA Update	3
Deed Restrictions/By-laws	3
TLPOA By-laws	3
Dues Update	4
Park Rules 2008	4

## Board Meeting News & Annual May Mtg.

The next board meeting for 2008 is scheduled for August 12 at 7:00 p.m. The meeting will be held at Patrick Johnston's home at 5610 Lands End and anyone is encouraged to join us. **Highlights of our last meeting are as follows:** a transition meeting between outgoing and incoming Board members took place on June 10<sup>th</sup> and incoming new Board members were assigned tasks to manage the community's common areas and head up different community committees. **A word from our technology committee:** If you or anyone you know in the Travis Landing community has any word processing, programming skills, or expertise in web development and/or design, JavaScript, CSS, MySQL, Unix Administration, etc. or any related areas and would be interested in joining the Technology Committee, please contact Margie New at 415-6855.

### OUR ANNUAL MAY MEETING

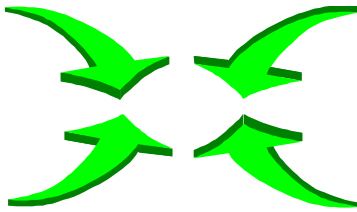
Thanks to Austin Yacht Club for allowing us to have our 2008 annual meeting at their venue again this year. The meeting was held on Saturday May 3, 2008. **Highlights of the meeting are as follows:** the community agreed to increase annual maintenance fees by 10% to \$85.60 per lot, Dennis

Ela educated everyone on the underwater property which was bought by Paul Cothran and the potential implications that has on our community and park, the community was informed that Bill and Melanie Cox served the TLPOA Association with a lawsuit on April 30, 2008 over maintenance of the "little park", proposed changes to community by-laws were discussed and voted on for approval and new Board members were voted into office. Welcome to the following: Patrick Johnston, Nancy Dobson, Linda Hodges, Kelly Johnson, and Tom Kramptiz. Jamie Neal, Margie New, and Judy Harrison were elected to serve for two more years while Richard Hess and Cara Farnsworth will complete the final year of their second term.

We are still trying to consolidate the historical documents of TLPOA. If you were a past board member and have any notes or documents (legal or not) that are relevant, we ask that you **contact Board secretary Cara Farnsworth**. It makes it much easier for the Board in doing research about past events to have everything centrally located.

### Upcoming Events

- ◆ Board Meeting August 12, 2008
- ◆ FEMA Deadline set for September 26, 2008



*A community creates  
synergy*

## Neighborhood News

What's happening in our neighborhood -

- Thanks to the Austin Yacht Club for allowing the use of their venue for our Annual May Meeting and thanks to Richard Hess for making the arrangements.
- Thanks to Jamie and Charlie Neal, and Linda Talbot for the great job they did in feeding the masses at our Annual May meeting.
- Thanks to Charlie Neal, Morton Gold; Duane Dobson, Richard Hess, Stacey Breach, Linda Hodges and Patrick Johnston for helping set up the tables, chairs and benches for our annual meeting.
- The Travis County Health Department has responded to our request to deal with two vacant lots within our community. Clean up has begun on one of these lots with the second one to begin soon.
- Thanks to Jamie & Sonny Bihl and Robert Borroughs for providing security in the park over the 4<sup>th</sup> of July

weekend. We will have security in the park during the upcoming long Labor Day Weekend.

- Thanks to Morton Gold and Norma Ayala for keeping all the common areas mowed.
- Thanks to Robert & Judy Harrison for the sailboat donation and to Richard Hess and Duane Dobson for help in selling the boat.
- Thanks to Dennis Ela for his researching capabilities and diligence in dealing with our waterfront boundaries.
- Thanks to Elizabeth Boggess for the beautiful flowers she planted at our main entrance and thanks to the Hoangs for keeping the area watered.

Please share any news you may have. You can email Cara Farnsworth at [editor@tlpoa.org](mailto:editor@tlpoa.org).

### TLOPA BOARD MEMBERS AND

### COMMITTEE CHAIRS 2008-

2009

#### Board of Directors:

President: Patrick Johnston

266-2468

Vice President: Judy Harrison

266-1715

Treasurer: Richard Hess

266-3390

Secretary: Cara Farnsworth

426-5263/266-0040

#### Voting Members:

Nancy Dobson 266-8615

Linda Hodges 266-3203

Tom Kramptiz 817-528-5475

Kelly Johnson 266-7935

Jamie Neal 266-8041

Margie New 266-3947

#### Committee Chairs:

Park Committee: Judy

Harrison 266-1715

Technology Committee:

Margie New 266-3947

Architecture Committee:

Mark Hollcraft 266-0557

Recreation Committee:

Jamie Neal 266-8041

## PARK UPDATE

A crew from They Might Be Monkeys tree care firm worked in our park on Monday July 14, 2008 and they focused on trees near the playground area. The tree trimmings were mulched on-site and left in piles so that we may use this material for mulch around the 19 new trees planted this past year.

Apparently, there was one incident in the park over the July 4<sup>th</sup> holiday weekend. We think that a vehicle hit one of our new trees; the tree and fence around it was damaged. Stacey Breach noticed the damage to the tree during her July watering duties and she and Elizabeth Boggess hope to save the tree. There were so many people camping in the park and heavy traffic off-road that this can be a potential hazard to all the surrounding brush and vegetation. We are asking everyone to be careful in the future.

## ON-LINE PARK RESERVATIONS

There is good news to tell about the park reservations. This past July 4<sup>th</sup> weekend was a huge success. We saw the most people ever in the park camping and enjoying the facilities over the last 20 years. All eight delegated spots were filled by reservations and there was (as we all know) PLENTY of room left over for those who chose to camp at the last minute. The work that the technology committee has done to allow us to make reservations on-line has made using the park much more pleasant and neighborly for all of us.

If you would like to reserve a spot in the park for an occasion go to [www.tlpoa.org](http://www.tlpoa.org) and do the following:

1. Click on News & Events
2. Click on Calendar of Events
  - You will see the current month's calendar
  - Click left or right arrows at top to view a different month
  - You can eyeball park reservations with a location letter and last name of person reserving spot
3. If you wish to make a reservation, click on the Park Reservations link at the top of the page. You will find complete instructions on what you need to do with convenient links to the **Park Map** for various spot locations and the **Calendar of Events**.
4. On the calendar, click on date box to get more details on each reservation.
  - Overnight camping reservations are at the top under the All Day caption
  - Use scrollbar to get all information if necessary
  - Timed reservations will show up in the respective time slot below
5. Click on the Calendar button at the top of the page to return to the calendar.

You may also go directly to [www.tlpoa.org/parkNews.php](http://www.tlpoa.org/parkNews.php) and click on the Park Reservations link.

**Please check that your desired location is not taken already before placing your reservation!**

**Remember that you are responsible for your guests and their behavior in the park and you must clean up and remove all trash before leaving the area.**

## TRAVIS LANDING TREE WATERING UPDATE

Thanks to 18 of our neighbors who have generously agreed to give their time, energy and water to our new trees every week through April 2009. These generous people are Elizabeth Boggess, Stacey Breach and Bill Stout, Wade Etheredge, Gary and Joyce Ranous, Michael Lord, Bev and Jim Allen, Mark Ridlehuber, Chris and Marisa Phillips, Ross Wade, Mary Ragsdale and Ruth Lowe, Lisa Marshall, Barbara Bland, Cara

Farnsworth and Judy Harrison. Thanks to Elizabeth Boggess and Stacey Breach for watering the trees during May, June and July.

Please consider joining our tree watering committee, as we still need volunteers for the remainder of 2009. We'll be glad to provide training, too!! Please contact Nancy Dobson 266-8615, Stacey Breach 266-3190 or Elizabeth Boggess 266-3390.



*No good deed is ever overlooked.*

## MISSING LOCK

During the July 4<sup>th</sup> weekend, the combination lock, keyed lock and chain on the walk in gate to the small park were removed and taken by someone. It is likely that the person who removed the items not only had a key to the park lock but the combination to the combination lock. To replace the keyed lock will cost the association more than \$140 plus the price of the chain and a new combination lock. Please contact a Board member if you have any information about what might have happened.

## SUGGESTIONS FROM OUR WEBSITE FORUM

The following suggestions were made by members of our community on our community website forum page:

**Carpooling** - Some Travis Landing neighbors are thinking about starting a carpool schedule to help alleviate the brunt of high gas prices for folks that have to drive to work. If you think you might be interested in joining a group to carpool, please contact the Board of Directors at [board@tlpoa.org](mailto:board@tlpoa.org) or post a comment on the website forum page at [www.tlpoa.org/forums](http://www.tlpoa.org/forums).

**Neighbor's Email List** - Ever want updated community news at a touch of a button? Since it is sometimes difficult to pass on important neighborhood news or information as quickly as we would like, an email list, [neighbors@tlpoa.org](mailto:neighbors@tlpoa.org), would serve as a great way to reach most of you if you subscribe. If you would be interested in being added to this email list, please contact the Board of Directors at [board@tlpoa.org](mailto:board@tlpoa.org) and provide your name and email address. Your email address would not be public record and all information you give would be protected.

## FEMA UPDATE

As everyone is aware, the Core of Engineers has raised the floodplain level from 716 to 723. The effective date keeps changing so we want to keep everyone updated. Recently, The City of Austin placed the following announcement in their Austin Energy Newsletter:

"Hundreds of home and business owners are affected by updated maps showing the location of Austin's floodplains. The updates reveal that many properties have a greater risk of flooding than previously realized. These properties are now considered to be in the floodplain, and mortgage companies may require the owners to purchase flood insurance. About an equal number of properties are no longer in the floodplain. The updated floodplain maps become effective **September 26, 2008**. To find out if your property is affected, call your insurance agent, or visit [www.cityofaustin.org/watershed](http://www.cityofaustin.org/watershed) to view the new maps. Property owners will receive a better rate on flood insurance, both this year and in future years, if they purchase by **August 11, 2008**, forty-five days before the new maps become effective. Due to limitations in technology, the City of Austin is not able to generate a mailing list of properties affected by the revised maps or to directly notify property owners. For more information, please call the Watershed Protection and Development Review Department Floodplain Office at 974-2843."

## DEED RESTRICTION AND BY LAWS UPDATE

During the Annual May Meeting, the community voted to accept the proposed changes to the by-laws and to reinstate the two 2-year consecutive terms for all Board members. The changes to the by-laws added clarity, made the wording consistent throughout, and made them easier to understand without changing the meaning or intent of them. You can access the new by-laws on-line at [www.tlpoa.org](http://www.tlpoa.org) or email Cara Farnsworth at [board@tlpoa.org](mailto:board@tlpoa.org) to have a copy mailed to you.

The Annual May Meeting kicked-off the deed restrictions committee drive to get the proposed deed restrictions signed and notarized by Travis Landing property owners. We had over 20 property owners approve and notarize their acceptance of the proposed deed restrictions at the meeting. Today, we are happy to report that we have over 51% of all property owners in agreement with the changes made to our existing deed restrictions. Therefore, the changes made to our deed restrictions will go into effect immediately as of this printing. You can access the new deed restrictions on-line at [www.tlpoa.org](http://www.tlpoa.org) or email Cara Farnsworth at [board@tlpoa.org](mailto:board@tlpoa.org) to have a copy mailed to you.

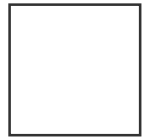
# DUES UPDATE

If you have not paid your 2008-2009 maintenance fees, now is the time. This year's fees are \$85.60 per lot and that is just \$7.77 more than you paid last year. The maintenance fees and your contributions are the income for Travis Landing. From monies collected, tree work is done yearly, new trees are planted, common areas are mowed, trashcans are emptied in the park, and the port-a-potty is maintained. In addition, newsletters and important mailings are sent to you, food is provided at the annual meetings as well as the holiday party, security is hired for holiday weekends, park roads are maintained. All in all, it's a pretty impressive list of jobs that you help support when you pay your dues. Having to mail out late notices and reminders costs all of us so thank you to those who have already paid. As of July 17<sup>th</sup>, there are 25 property owners who have not paid their dues. You may pay your dues online at [www.tlpoa.org](http://www.tlpoa.org), in person at 5505 Longhorn Landing or by mail to TLPOA, P.O. Box 340457, Austin, Texas 78734.

# TRAVIS LANDING PARK RULES - 2008

1. No parking outside of park entrance.
2. Park gate must remain closed and locked at all times.
3. All vehicles must remain on established roads.
4. The speed limit in the park is 10 mph.
5. Property owners and guests are responsible for their own cleanup.
6. The trash receptacles are for park trash only.
7. No dumping of ANY kind is permitted in the park.
8. Park maintenance (including tree trimming and mowing) is by Board directive only.
9. Property owners will be held responsible for their guest's conduct and behavior.
10. Reservations must be made at least 24 hours in advance with the TLPOA vice president for large groups of 20 or more.
11. The use of loud speakers, public address systems or amplifiers is prohibited without the written permission from the vice president.
12. People, other than campers, must leave the park by 1:00 am.
13. All overnight campers must register in advance with the TLPOA vice president. Long term camping (more than one week) must have special permission.
14. Camping equipment must be removed from the park after each stay.
15. All persons in the park will remain clear of the boat ramp while swimming or playing. The boat ramp is exclusively reserved for the launching and recovery of watercraft.
16. All parties enjoying and participating in boating and jet skiing will remain a minimum of 75 feet offshore except when launching or recovering watercraft.
17. An adult property owner must attend parties for individuals under the age of 21.
18. No guns or firearms are permitted in the park. Possession of a firearm or discharge of a firearm will be reported immediately to the Travis County Sheriff's Office.
19. Boat and trailer storage is available to TLPOA property owners only. Registration is required.
20. The TLPOA and its officers and directors assume not responsibility for personal injuries or property while in or stored in the park including but not limited to theft, loss, or vandalism.

Travis Landing Property  
Owners Association  
P. O. Box 340457  
Austin, Texas 78734



**RECIPIENT NAME**  
**STREET ADDRESS**  
**ADDRESS 2**  
**CITY, ST ZIP CODE**