

TRAVIS LANDING LOG NEWSLETTER

Newsletter
Winter November 2008

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



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Upcoming Events

- ◆ Annual Holiday Party December 14, 2008
- ◆ Park Clean Up day December 6, 2008
- ◆ Mediation Hearings
- ◆ Board Meeting December 2, 2008

Letter from the President

Dear Neighbors,

Greetings and Season's Greetings to each of you. I truly look forward to seeing you all at our rapidly approaching holiday party. This year's party is scheduled for December 14, 2008.

It's been an active year. While several of your neighbors are handling our "usual" common interests such as maintaining our common areas, watering new trees, neighbors helping neighbors; others have had to step forward to take on one "unusual" interest - the Cothran lawsuit. The energy and dedication of the Litigation Committee to this matter is truly commendable. In the past, some people have reasonably asked why the Board holds a minimal amount of money in reserve - this year gives us the answer. We are now faced as a community with the need to conduct

fundraising events in order to proceed with certain aspects of this lawsuit.

Meanwhile, life goes on - neighbors move, new babies are born, new neighbors arrive. All the while, the land and lake remains constant - here for us and committed to our lifestyles. I routinely joke that we are located about halfway between Lakeway and Hippie Hollow and culturally we're somewhere in between as well. The serious point being is Travis Landing has a certain lifestyle - one we chose and one we all value. Now is the time we all have to stand together and fight - which includes monetary contributions via fundraising events.

Happy Holidays,

Patrick Johnston, President
TLPOA

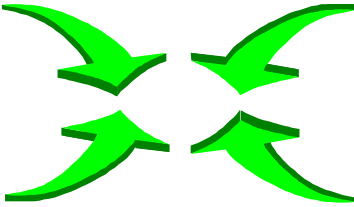
Board Meeting Update

The Board has held three meetings since taking office in May. During these meetings, the Board has discussed several community issues ranging from the budget to the park. The Board has decided to continue to allocate a number of slots in the boat storage area for the purpose of stowing large empty work trailers. If you have a trailer and would like to stow it, please contact Richard Hess.

Kelly Johnson and Stephanie Moll have volunteered to help with a New Neighbors Welcoming Committee. If you have a new neighbor or you rent out

your home, please contact Kelly Johnson.

Word from our technology: 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.



*A community creates
synergy*

**TLOPA BOARD MEMBERS AND
COMMITTEE CHAIRS 2007-2008**

Board of Directors:

President: Patrick Johnston

Vice President: Judy Harrison

266-1715

Treasurer: Richard Hess

266-3390

Secretary: Cara Farnsworth

426-5263/266-0040

Voting Members:

Nancy Dobson

Linda Hodges

Kelly Johnson

Tom Kramptz

Margie New

Jamie Neal

Committee Chairs:

Technology Committee: Margie

New 266-3947

Architecture Committee: Mark

Hollcraft 266-0557

Recreation Committee:

Jamie Neal 266-8041

Park Committee: Nancy Dobson

Deed Restriction Committee:

Cara Farnsworth 266-0040

Neighborhood News

What's happening in our neighborhood -

- Thanks to Stacey Breach for all her hard work in weeding and mulching the area around the new trees in the park.
- Bob and Aleen Woodard bid farewell to Travis Landing this last month. The Woodard's lived in Travis Landing for 34 years and we will miss them and always remember them fondly.
- Just a friendly reminder to submit all home improvement or remodeling plans to the architectural committee for approval before you start or contact Mark Hollcraft for questions.
- Thanks to Linda Talbot, Linda Hodges, Morton Gold, Jamie and Charlie Neal and their family for a fun filled Trick or Treat Halloween time in the park.
- Thanks to Pam Swisher and Elizabeth Bogess for planting new snapdragons and trimming the cactus at the front entrance.
- Sarah McIlheran's father passed away earlier this month. Please keep the McIlheran Family in your prayers.

Please share any news you may have. You can email Cara Farnsworth at editor@tlpoa.org.

Park News

All but one of the newly planted trees in the park survived the long, hot, dry summer. The first set of trees planted in February 2007 will roll off the required water schedule in February 2009 unless the current drought pattern continues through the winter. We wanted to take this time to thank everyone who has volunteered their time and water to help our "new" tree population in the park over the last two years.

Those people are: Elizabeth Boggess, Stacey Breach, Bill Stout, Wade Etheridge, Janice Blanton, Gary and Joyce Ranous, and Michael Lord. Those scheduled are Bev and Jim Allen, Mark Ridlehuber, Chris Phillips, Ross Wade, Barbara Bland, and Mary Ragsdale and Ruth Lowe - this group of volunteers will finish in

May of 2009. The park committee will need additional volunteers starting June 2009 through the summer months of 2010 to continue to help nurture the trees along.

We will be mowing the park before early spring in order for the wild flowers to grow. In addition, the Board has recommended the fence to the park be primed and repainted next year - probably after May 2009.

We would also like to hold a park cleanup before the really cold weather comes to town. A date of December 6, 2008 has been set from 10 a.m. to noon. Please bring a pair of gloves and a plastic bag to walk the park and help pick up trash.

Flood Plain Update

Effective September 26, 2008, the new flood plain levels went into effect which means that 723' will be the lowest level to build. While existing structures below 723' will be grandfathered, any future remodeling or rebuilding, addition, or renovation that exceeds 50% of the market value of the structure be brought into compliance with the new flood plain requirements.

Paul Cothran, Trustee vs. TLPOA, Inc. Lawsuit Update 11/20/08

On September 18, 2008, we wrote to you about a lawsuit that had been filed on September 4, 2008, by Paul Cothran, Trustee against TLPOA, Inc. and five individuals (Beverly Allen, Elizabeth Boggess, Patrick Johnston, Danny Lien and Richard Hess). Some of the alleged causes of action included trespassing, tortious interference with business relations, conversion and unjust enrichment. The plaintiff also claimed that he owned the areas below 670' and that Lot 23 (our big park) consists of only .74 acres of land and he requested injunctions, attorney fees and various damages.

After the lawsuit was filed, the TLPOA Board met and established a litigation committee to include Beverly and Jim Allen, Elizabeth Boggess and Dennis Ela. The Austin Yacht Club filed a plea of intervention that joined them with TLPOA, Inc. in the lawsuit. At the temporary injunction hearing on September 25, 2008, that some of you attended, the judge ordered that the temporary injunction hearing be rescheduled because not enough time had been set aside for the hearing. That hearing was later rescheduled for the end of October but was cancelled by

Mr. Cothran's attorney. Mr. Cothran requested that the parties mediate this dispute. Subsequently, Travis Landing and the Austin Yacht Club agreed to mediate this case. At this time, the mediation has not been scheduled.

On September 29, 2008, all of the individuals were dropped from the lawsuit and on September 30, 2008, our attorney filed a counterclaim for adverse possession.

For those of us not accustomed to lawsuits and legal stops and starts, this has been a frustrating experience but we are learning to accept that nothing is for certain until it happens. We realize this summary may not answer all of your questions but we are limited in our ability to share certain details and legal strategies because of the ongoing lawsuit.

We do have excellent legal representation and while our liability insurance is currently paying for our defense, our counterclaim for adverse possession will make it necessary to come to you for financial help. You will be hearing more soon.



No good deed is ever overlooked.

TLPOA Social Calendar

Thanks to our social committee for planning another great community get together the Saturday before Halloween. We had a good turn out of kids as well as adults; everyone enjoyed a chance to preview the costumes before the big night. Thanks to Jamie and Charlie Neal, Linda Talbot, Morton Gold and Linda Hodges for all their hard work in cooking up great chili, hot dogs and popcorn to feed everyone.

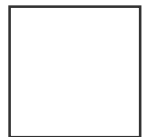
It's that time of the year again folks for us all to gather during the holiday season and reminisce about friends, family and our community. Our appreciation goes to Morton Gold and Linda Hodges for opening their beautiful home once again for all to gather, visit, eat and give Santa our Christmas lists! This year, we are inviting all property owners to bring with them one of their favorite dishes, desserts, or appetizers for all to enjoy. The Board will be providing beverages as well as the main dish. Like last year, we are asking for a donation of an unwrapped toy for the Green Santa project in the Lake Travis area and don't forget, Santa will be making a personal appearance around 6:00 p.m. so don't forget your cameras.

This year's party will be on Sunday, December 14th, 2008, from 4:00 p.m. to 7:00 p.m. at 5709 Lands End.

Month At A Glance - December 2008 - January 2009

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
	1	2 Board Meeting 7 p.m.	3	4	5	6 Park Clean Up 10-noon
7	8	9	10	11	12	13
14 Annual Holiday Party 4-7 p.m.	15	16	17	18	19 Last Day of School	20
21 First Day of Winter	22 Hanukah Begins	23	24 Christmas Eve	25 Christmas	26	27
28	29	30	31 New Year's Eve	Jan1 New Year's Day	2	3
4	5 School Starts	6	7	8	9	10
11	12	13	14	15	16	17
18	19	20	21	22	23	24

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RECIPIENT NAME
STREET ADDRESS
ADDRESS 2
CITY, ST ZIP CODE