

IWPOA NEWSLETTER

APRIL / MAY 2021

FROM THE BOARD OF DIRECTORS

Please consider being on the Board for Impala Woods we have a great board that works together to improve our subdivision. Everyone is welcome to serve if you do not want to be a director please consider being an honorary member and help your director to improve our subdivision.

ELECTIONS FOR 2021

OPEN ELECTIONS: Board members can be elected to represent any section across the subdivision! You no longer must live in the section you represent. Every property owner is eligible to vote on each director that is running.

ELECTION AND TERM OF OFFICE: At each annual meeting of the Association, new members of the Board shall be elected as previous terms expire. This year section's One, Three and Five will be elected for two-year term.

NOMINATIONS: Must be made in writing to the Impala Woods POA office by 3 PM on Wednesday May 12, 2021 or at the open meeting in the Pavilion at 10 AM on Saturday May 8, 2021. Please confirm the person being nominated is committed to serve on the board.

QUALIFICATIONS FOR BOARD MEMBER: (1) Permanent resident of Impala Woods and can be reached by a posted cell phone number during the hours of 8:00 a.m. – 6:00 p.m., Monday - Friday. (2) Must attend all Board of Director meetings in person. (3) Must be available to carry out their duties i.e., building permits and other duties. (5) No renters may be a director. (6) Directors shall be elected for term of two (2) years. (7) Must not have any outstanding deed restrictions. (8) Must have maintenance fees all current. Contact the office or any board member for any additional information.

Community Brush Burn Pile

Located – North on Moose, past Chamois on left. *Please note the area is monitored.*

- **FOR IWPOA RESIDENTS ONLY**
- **NOT FOR COMMERCIAL BUSINESS USE**
- **NO BUILDING MATERIALS ALLOWED**
- **NO HOUSEHOLD TRASH ALLOWED**



Find us on:
facebook®

<https://www.facebook.com/groups/impalawoodspoa>

UPCOMING EVENTS

REGULAR BOARD MEETING

The next Meeting will be Monday
April 5, 2021 at 9:00 AM
at the auxiliary building next to the office.

OPEN MEETING

The next open IWPOA meeting will be on the
2nd Saturday April 10, 2021
at 10:00 AM at the Pavilion.

FROM THE BOARD (CONTINUED)

COLLECTIONS

We have worked extremely hard to collect past due maintenance fees from property owners who have not been paying timely. Last year we collected over \$10,000.00 in past due maintenance fees, and many more property owners have paid their current year's maintenance fees in full. So far this year we have collected in past due maintenance fees and finance charges about \$3,500.00. We will start this month sending out more demand letters and will be giving about twenty from last year's list to our attorney. If you have set up a payment plan and have not honor it, you have sixty days to get it current. These will be the first ones to go to our attorney.

FREE DUMP DAY FOR ONALASKA

On Saturday April 17, 2021 it's "Free Dump Day" for Onalaska. Location is behind the Polk County Substation here in Onalaska. Dumping starts at 7:30 AM and continues until the dumpsters are full.

If you would like to help with any of our senior property owners that need assistance please contact any board member.

Impala Woods (936) 646-3587

HOME DOWNLOADS CALENDAR LOTS FOR SALE PHOTOS EVENTS HISTORY LADIES CLUB

WELCOME
Lake Living
At It's Best
A subdivision on Lake Livingston in
the East Texas Piney Woods of
Onalaska Texas

www.impalawoodslakelivingston.com

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BOARD OF DIRECTORS 2020

SECTION 1 –

SECTION 2 – Dennis Urusky: 832-623-1885

Vice President: Email – urusky@hotmail.com

SECTION 3 – Stephanie Hickman: 936-239-5043

Secretary: Email – stephhickman@msn.com

SECTION 4 – Linda Buchanan: 281-772-3154

President: Email – lbuch1967@yahoo.com

SECTION 5 – Mark Franek 281-414-1462

Email: Mark.Franek@yahoo.com

OFFICE MGR – Linda Cole: 936-646-3587

Email – iwpoa@suddenlinkmail.com



NEIGHBORHOOD WATCH

The City of Onalaska has grown to a population of 4,500. As this area grows, so does the crime.

We all must do our part to protect our Subdivision. If you are friendly with your neighbors you can help by watching out for each other. If any vandalism is witnessed please call the Police and try to take pictures. We would like to have more volunteers to help patrol our Subdivision. We have several Volunteers now that patrol the whole Subdivision. If you are interested please sign up at the office. You can also contact Stephanie Hickman 936-239-5043.

SECURITY & 911 ADDRESS

If you do not have your 911 posted where it can be seen from the road please do so this will help emergency services to locate your property when needed.

Call Sam Houston Electric to add a security light for your property so it can be lit up at night prowlers usually go around property without outside lights. It is an inexpensive way to add additional security to your property.

VOLUNTEERS

Are so very important in our community. Carpenters, Electricians, Plumbers, Painters, or anyone who is able to help us in any way. Remember our POA is only as good as those who make it up. Please contact the office to provide name—number—talent (such as carpenter, plumber, electrician, welder, etc.).

IMPALA WOODS PROPERTY OWNERS ASSOC.

FINANCIAL STATEMENT

as of March 31, 2021

CHECKING ACCOUNT

Prior Balance	\$ 42,066.63
Deposits	\$ 19,451.51
Expenditures	\$ <u>4,789.49</u>
Balance	\$ 56,728.65

ROAD PAVING*

Prior Balance	\$ 7,325.62
Interest Paid	\$.57
Transferred to checking	\$ -0-
Deposits	\$ <u>-0-</u>
Balance	\$ 7,326.19

BULKHEAD/PIER*

Prior Balance	\$ 419.80
Interest Paid	\$.03
Deposits	\$ <u>-0-</u>
Balance	\$ 419.83

*These are donation accounts only. Anyone wanting to make donations is encouraged to do so. Besides donations, these account balances also change quarterly due to interest paid. For those who wish a more detailed report, please come to the office during normal hours to receive your copy.

WE ACCEPT THESE MAJOR CREDIT CARDS



Starting Jan 1, 2021

a 2% fee will be added to all transactions