

# IWPOA NEWSLETTER

## *NOVEMBER / DECEMBER 2021*

### FROM THE BOARD OF DIRECTORS

#### **Deed Restriction Violations**

	8/2021	9/2021	10/2021
Total Properties Reported	572	572	572
1st Deed Restriction Violation Notice Issued	21	8	1
2nd Deed Restriction Violation Notice Issued Certified Mail	1	7	12
Deed Restriction Violation Resolved No Further Action		-2	
Unresolved Deed Restriction Forwarded to City of Onalaska	20	27	28
City of Onalaska Ordinance Violation Fines Issued	13	13	13
SUB-TOTAL	55	53	54
REPORT TOTAL	55	53	54

**VOLUNTEERS needed to help decorate the front entrance to the subdivision for Christmas on Saturday 11/27/2021 beginning at NOON.**

#### **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.).

#### **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**

### UPCOMING EVENTS

#### REGULAR BOARD MEETING

The next Meeting will be Monday  
December 6, 2021 at 9:00 AM  
at the auxiliary building next to the office.

#### OPEN MEETING

The next open IWPOA meeting will be on the  
2<sup>nd</sup> Saturday January 8, 2022  
at 10:00 AM at the Pavilion.

#### FROM THE BOARD (CONTINUED)

#### **IWPOA Holiday Office Schedule**

##### **Thanksgiving**

Office Closed Thursday 11-25-2021

##### **Christmas**

Office Closed Friday & Saturday 12-24 & 25, 2021

##### **New Year**

Office Closed Saturday 1-1-2022

#### UTILITY/DRAINAGE EASEMENTS

In section 9 of your deed restriction utility and drainage easements are 5 feet on each side and rear and 10 feet on front of your property. The purpose of this is to allow all utility entities to have access between lots.

When the 10-foot front easement is restricted by the property owner it becomes an issue not only for POA mowing but also for two-way traffic and emergency vehicles.

Please always maintain a free passage on this easement. Continued violations restricting access by the property owner will violate the deed restriction and a yellow warning sticker will be adhered to the offending vehicle driver side window plus a picture will be taken showing proof. The offending vehicle will be towed after 4 days if not removed at the property owner's expense.



Find us on:  
**facebook®**

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

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](http://www.impalawoodslakelivingston.com)

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## *NOVEMBER / DECEMBER 2021*

### BOARD OF DIRECTORS 2021

**SECTION 1** – Rhoan Faber: 713-545-7681

Treasurer: Email—rhoan@sattelliteinstalls.net

**SECTION 2** – Dennis Urusky: 832-623-1885

Vice President: Email – [durusky@hotmail.com](mailto:durusky@hotmail.com)

**SECTION 3** – Stephanie Hickman: 936-239-5043

Secretary: Email – [stephickman@msn.com](mailto:stephickman@msn.com)

**SECTION 4** – Linda Buchanan: 281-772-3154

President: Email—[lbuch1967@yahoo.com](mailto:lbuch1967@yahoo.com)

**SECTION 5** – Mark Franek 281-414-1462

Email: [Mark.Franek@yahoo.com](mailto:Mark.Franek@yahoo.com)

**OFFICE MGR** – Linda Cole: 936-646-3587

Email – [iwpoa@suddenlinkmail.com](mailto: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. If you are interested in helping with the Neighborhood Watch and have a golf cart please sign up at the office. You will be given signs for your golf cart, the rules and regulations of the neighborhood and badges. 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.

You can call the Emergency Management Office in Livingston at 936-327-6820 to get your 911 address.

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 you property.

### IMPALA WOODS PROPERTY OWNERS ASSOC.

#### FINANCIAL STATEMENT

as of October 31, 2021

#### CHECKING ACCOUNT

Prior Balance	\$ 29,230.75
Deposits	\$ 1,642.61
Expenditures	\$ 8,040.54
Balance	\$ 22,832.82

#### ROAD PAVING\*

Prior Balance	\$ 7,741.71
Interest Paid	\$ .57
Transferred to checking	\$ -0-
Deposits	\$ -0-
Balance	\$ 7,742.28

#### BULKHEAD/PIER\*

Prior Balance	\$ 2,018.87
Interest Paid	\$ -0-
Deposits	\$ 95.10
Balance	\$ 2,113.97

\*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