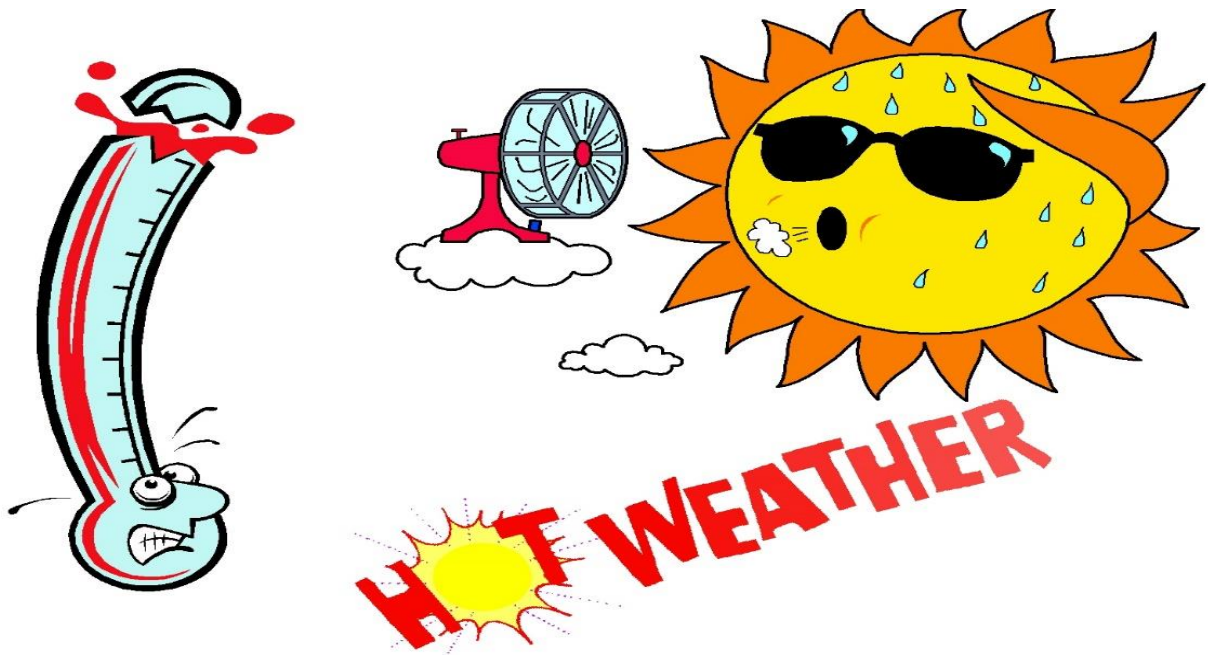


# Lakeside Village Quarterly Newsletter

**July 2026**



**It's summer in Texas! Here are a few tips to help keep you safe.**

1. Drink plenty of water or electrolyte-rich fluids, even if you do not feel thirsty. Avoid alcohol and heavily caffeinated drinks, which can lead to rapid dehydration.
2. Wear loose, lightweight, and light-colored clothing. Use a wide-brimmed hat and a broad-spectrum sunscreen (SPF 15 or higher) to prevent sunburn, which impairs the body's ability to cool itself.
3. Schedule strenuous activities and outdoor chores for the coolest parts of the day, ideally before 10 a.m. or after 4 p.m.
4. Spend time in air-conditioned buildings such as malls or libraries if your home lacks cooling. Review the CDC Extreme Heat Guide for more guidance on locating cooling centers in your area.
5. Watch for symptoms of heat exhaustion or heat stroke, such as high body temperatures, dizziness, nausea, and confusion. Call emergency services for actionable steps to take if this occurs.

# Meeting Announcements

The next monthly meeting will be held on August 8, 2026  
Meeting starts promptly at 9:00. Meetings are held the  
second Saturday of every month except December.  
**Location:** 980 North Volunteer Fire Department.

## Annual Meeting Information: June 13, 2026

The Annual Meeting took place in June. Thank you to all who were able to attend! You can see the minutes from the meeting on the POA website. The Special Assessment passed for the 2026-27 dues with a total of 49 votes.

The Board of Directors has 4 new members this year. Please welcome Jim Maraist, Raymond McCann, Jerry Wainscott and Danny Washington. Incumbent nominees John Meehan, Marcy Metz, and Steve Null were all re-elected for another 2-year term as well. A complete list of Board Members can be found at the information center, along with lots of other great information.

### Voting results

|                  |   |    |
|------------------|---|----|
| Jim Maraist      | - | 46 |
| Raymond McCann   | - | 51 |
| John Meehan      | - | 49 |
| Marcy Metz       | - | 54 |
| Steve Null       | - | 51 |
| Jerry Wainscott  | - | 53 |
| Danny Washington | - | 51 |

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### *Statements*

*The 2026-27 annual dues statements have been mailed. Many of you have already made your payment, thank you very much! If you did not receive your statement, please contact the Association office at [Lsvpoa980@gmail.com](mailto:Lsvpoa980@gmail.com) or 936-222-5732.*

*(Please make any contact changes, such as address, phone number, or email address through the Association office by email or phone.)*

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*Payments can be made using one of the following methods:*

- ❖ Zelle to 936-222-5732*
- ❖ By check or money order to PO Box 334, Riverside, TX 77356*
- ❖ Dropped in the LSV box behind the mailbox at 420 Shoreline Dr.*
- ❖ You can also request to make your payment using a card or checking account which will include a 3% fee*

## \*\*\*General Announcements\*\*\*

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Help us keep you out of the dark.  
Notify the POA office if you notice a  
street light outage or recognize a  
place that needs more lighting.

### Dock Demolition

The docks on the boat ramp located at the end of Creek Bend Drive have become damaged, rotten and have several boards missing. Therefore, for safety concerns the LSV Board of Directors has decided to have them removed. This will take place in the coming months and we ask that you avoid the area while demolition is being completed. After removal the ramp will still be accessible for launching boats, fishing or just enjoying the view. If you have any questions, you are welcome to attend the next POA meeting.

### Continuous Improvement

The LSV Board of Directors are constantly trying to improve the neighborhood. If you have any suggestions for something that could improve our community, whether it's cosmetic, convenience or for safety please let us know.

## **Other Stuff...** OTHER INFORMATION AND GENERAL REMINDERS

### **Regulations**

#### **Deed Restrictions**

Please remember Lakeside Village enforces the deed restrictions that are in place to keep our community as nice as possible. The deed restrictions, and other information, can be found on our website at [lsvpoa.com](http://lsvpoa.com). If you have a specific question, or are unsure of a restriction, (or just need to know which set of restrictions you fall under), please contact the office and they will be able to help you.

#### **Architectural Approval**

All property owners are required to get approval from the Association's Architectural Review Committee for certain improvements to be made on their property. Those improvements requiring prior approval include:

- Clearing property for new residences;
- Building a house;
- Placement of a mobile home;
- Addition of a new building, storage building or shed to property;
- Exterior remodeling / add-ons of your existing home.

The application process is easy. The property owner must submit an application for the improvement along with a site plan drawing of the improvement. Applications can normally be approved within 10 days. The forms are available upon request from the Association office.

### **Safety**

Remember that the discharge of firearms within the subdivision is strictly prohibited on all lots, at all times. The discharge of firearms may also be unlawful.

### **Roads**

Please observe, and follow, speed limit signs in the neighborhood. **All roads in the subdivision are 30mph (this includes Lakeside Dr).**

**All roads in Lakeside Village are county maintained and not privately owned.**

Property owners who observe a hazard on any road in Lakeside Village may contact the Commissioner directly at (936) 377-2481 or [sjcpc4@eastex.net](mailto:sjcpc4@eastex.net). The Association sends a periodic report to the commissioner with a list of issues, but you, as a tax paying citizen of San Jacinto County, need to contact your commissioner, Mark Nettuno, directly if you have immediate concerns or hazards that are not being taken care of.

# Pet Smarts



## San Jacinto County Animal Regulations

Section IV – M states:

“PUBLIC NUISANCE” shall describe any animal that:

1. Continually barks or other noise making;
2. Soils, defiles or fecates on a public walk or recreation area and the owner does not immediately remove such waste; or
3. Chases or pursues pedestrians, cyclists, or vehicles.

Additionally, **San Jacinto County does have a leash law. All animals must be restrained at all times.** If you have any issues with this you may contact the Animal Control Deputy at (936) 653-4367 and ask for a deputy to be dispatched.

**Please be a responsible pet owner!!**  
**We have had several residents bitten by dogs while trying to enjoy our neighborhood.**  
**There are leash laws in our county, please adhere to them not only for your pet's safety, but the safety of our residents as well!**  
**\*\*Please report all dog bites to the Sherriff's office immediately\*\***



## Pet Safety in the Summer Heat

1. ADJUST WALK TIMES: WALK YOUR PETS EARLY IN THE MORNING OR LATE AT NIGHT TO AVOID PEAK SUN AND HOT ASPHALT. IF THE PAVEMENT IS TOO HOT FOR YOUR BARE HAND, IT'S TOO HOT FOR THEIR PAWS.
2. NEVER LEAVE YOUR PET IN A VEHICLE: CARS HEAT UP DANGEROUSLY FAST, AND ROLLING DOWN THE WINDOWS DOES NOT PREVENT HEATSTROKE.
3. PROVIDE SHADE AND WATER: ALWAYS ENSURE OUTDOOR PETS HAVE ACCESS TO CONTINUOUS FRESH WATER AND AMPLE SHADE.
4. WATCH HIGH-RISK BREEDS: PUGS, BULLDOGS, OLDER PETS, AND OVERWEIGHT ANIMALS ARE EXTREMELY VULNERABLE TO HEATSTROKE BECAUSE THEY CANNOT PANT AS EFFICIENTLY.
5. HOME COOLING: KEEP YOUR HOUSE PROPERLY VENTILATED AND AIR-CONDITIONED. YOU CAN ALSO USE ITEMS LIKE THE PELSARN COOLING MAT OR PEBOT HEDWIG COOLING HARNESS TO KEEP THEIR BODY TEMPERATURE REGULATED.

Sheriff (**non-emergency dispatch**) .....(936) 653-4367  
 County Animal Control Deputy.....(936) 524-3891  
 (281) 592-0919  
 Precinct #4 Commissioner (Mark Nettuno) .....(936) 377-2481  
 Precinct #4 Constable (Brian Cosme) .....(936) 377-5412  
 County Judge .....(936) 653-2199  
 County Clerk Office.....(936) 653-2324  
 Property Tax Office.....(936) 653-3292  
 Appraisal District .....(936) 653-1450  
 Motor Vehicle.....(936) 653-2311  
 Permit Office.....(936) 653-3823  
 Addressing .....(936) 653-3823  
 Game Warden .....(254) 784-3052  
 (512) 389-4848  
 Trinity River Authority (Septic) .....(936) 365-2292  
 SHECO (Electric).....(936) 653-5400  
 (800) 458-0381  
 SHECO (Wide Area Outages) .....(888) 444-1207  
 Riverside (Water) Special Utility Dist.....(936) 594-5793  
 Voter Registration .....(936) 653-5804  
 Windstream (Kinetic) (phone/internet).....(833) 241-0100  
 980 North VFD (c/o Sheriff dispatch) .....(936) 653-4367  
 Justice of the Peace.....(936) 377-2131