

Hills of Texas Estates POA NEWSLETTER

POA Board Members

The Hills of Texas Estates POA Board members have been updated to include three new members, Chris Rolfsen, Wayne "Bo" Weems and Donna Davis. The current Board members and functions are listed below and have also been updated on the POA website.

Chris Rolfsen, President Phone: 288-5701
Wayne "Bo" Weems, Vice President Phone: 531-9301
John Irwin, Secretary/Treasurer Phone: 288-3235
Donna Davis, Architectural Phone: 301-0913

You may also contact all the POA Board Members at: office@hotepoa.org

Additional volunteers are being sought out for any special projects. If you are interested in helping the Board, please contact any Board Member.

Neighborhood Pride

Keep up the good work on maintaining our neighborhood! The board would like to thank everyone's efforts keeping property clear of trash and well-maintained. A few reminders from the Covenants, Conditions, Easements & Restrictions:

- Unused vehicles, boats, and trailers must be in an enclosed storage
- Lawn debris must be removed within 30 days of cutting
- Only "For Sale" and "For Rent" signs are permitted per the Deed Restrictions for public view
- All improvements and modification on each lot must be reviewed and approved by the Architectural Control Committee. Work must commence within 6 months of approval and completed within 9 months from commencement.
- Construction artifacts must be removed within 15 days from the completion date
- Storage of Material and Personal Belonging need to be kept in an enclosure.
- No continuous parking of any vehicles is permitted on neighborhood streets
- Household pets are not to be a nuisance to other homeowners by virtue of numbers, sight, odor, or noise

A copy of the neighborhood Covenants, Conditions, Easements & Restrictions is available on the neighborhood website at <http://hotepoa.org/>

Neighborhood Watch Program

Neighborhood Watch Program sends out email notifications on any neighborhood concerns. If you are not receiving notifications, please contact Charles Hall at challj@swbell.net or 288-8888

Upcoming Events

National Neighborhood Night Out (NNNO) is scheduled for Tues, Oct 7, 2008. By popular demand, we will have the local Driftwood Volunteer Fire Department cooling down our enthusiastic kids with some refreshments being served!

In conjunction with NNNO we will conduct an HOA meeting. Neighborhood topics will be heard and POA priorities will be defined. Topics will include mailbox area upgrades, neighborhood entrance maintenance, and review of current Covenants, Conditions, Easements & Restrictions

Financial Summary

The Hills of Texas Estates POA finances are divided into two accounts: general fund and special fund. The General Fund is comprised of revenue from dues collected from all 63 lots of the subdivision (\$180/year/lot). The Special Fund is comprised of revenue from dues collected for special maintenance and improvements for Lots 11 to 22 located beyond the security gate at the end of Kemp Hills Drive (\$360/year/lot).

Expenses related to general improvements and maintenance of the subdivision are paid from the general fund. This includes mowing of the right-of-way, general liability insurance, meeting expenses, legal fees, postage, and other miscellaneous expenses. Expenses for the gated area are paid from the Special Fund. Expenses from the Special fund include operating and maintenance of the security gate, street repairs, and fencing improvements and repairs.

2008 Annual revenue:

General Fund: \$11,340
Special Fund: \$4,320

As of May 2008, balances are:

Checking account: \$10,928
Savings account: \$79,918

