

WELCOME to
MEADOWLAKES!

Please fill out the newcomer data form and return to the office. We would like to welcome you to our neighborhood through the POA quarterly newsletter.

Name: _____

Address: _____

Telephone #: _____

Moved From: _____

Bio Information:

Interests:



Dear New Resident:

The Meadowlakes Property Owners Association (M.P.O.A.) is a nonprofit corporation incorporated in the State of Texas. The purpose of the Association is to maintain and, where possible, enhance the aesthetic, economic, and social values of the community.

The seven members Board of Directors conduct the business of the association. The M.P.O.A. Annual Meeting is held at 10:00 AM on the second Saturday of October at which time Directors who serve staggered terms are elected. Officers of the Board are elected by the Directors immediately following the Annual Meeting. The Board of Directors meets on the second Tuesday of each month to conduct the Association's business. You are encouraged to attend these meetings.

The approximately eleven miles of streets within the City of Meadowlakes are owned and maintained by the M.P.O.A. The M.P.O.A. operates a staffed security gate, which provides the community with controlled access 24 hours a day. Residents are issued identification decals for their windshields which allow them to proceed slowly through the gate area.

Non-resident visitors and commercial vehicles are required to stop at the gate, state their destination within the subdivision and sign a register to obtain a visitor's pass. Non-resident vehicles are not permitted to enter the gate after 9:00 PM unless the gate has been notified of their arrival, or telephone approval has been given.

Appearance of the community is maintained by the Architectural Control Committee and the landscape maintenance crew. To maintain a tidy appearance, vacant lots are mowed and broken branches are removed from empty lots. Vacant lots are not to be used by residents to dispose of trash, broken tree limbs, or incidental pruning debris.

The M.P.O.A. maintains a covered park area featuring a boat launching ramp, fishing, boat dock, and covered picnic tables as well as a separate children's park. Property owners may request use of the picnic area for private gatherings. Please register with the Association Secretary in order to use the facility for private gatherings.

The above facilities and functions are financed by an annual assessment, determined by the Board of Directors.

M.P.O.A. maintains a 98 space storage area for resident's recreational vehicles. There is a nominal charge for using this area, which is normally full to capacity. Please contact the Meadowlakes POA/RV Storage Coordinator, Len Fate, at 830-693-1560 for placement on the waiting list.

We sincerely hope that your stay in Meadowlakes is pleasant and prosperous.

The Board of Directors, Meadowlakes Property Owners Association,

*on beautiful lake marble falls
177 Broadmoor, Suite B, Meadowlakes, Texas 78654*



NEW RESIDENTS PACKET

HISTORY OF MEADOWLAKES

The development of Meadowlakes began in 1973. The Meadowlakes Municipal Utility District was created under the laws of the State of Texas in 1974, to provide potable water, wastewater disposal and drainage facilities. In 1982, the community consisted of 91 homes and 178 people. By that time most of the streets; all of the utilities and recreational facilities were complete.

In the fall of 1985, residents voted overwhelmingly to incorporate. The City of Meadowlakes became a reality largely through the efforts of its first Mayor, Dick Neill. We are a proud, comfortable and friendly city. Voluntary compliance with the ordinances and restrictions, as well as pride in the appearance of our city is important to all.

In May 1998, the city voted to change from a Type C to a Type A General Law Municipal Government. From a Mayor and two Commissioners, the City Government now consists of a Mayor and five Council members, all which serve without compensation. There are approximately 850 homes with an estimated population of over 1,850. In 2007 the MUD was converted to a Public Works Department and merged with the City government. In May of 2010 the citizens voted to change the form of government from the Mayor/Council form of government to the City Manager/Council form of government.

The City is contained within 519 acres, of which the Golf Course, Club House and facilities cover 143 acres of the total.

SCHEDULED MEETINGS

City Council

Second Tuesday of each month
5:00 P.M. at City Municipal Building
177 Broadmoor, Totten Hall

P.O. A.

Third Tuesday of each month
7:00 P.M. at City Municipal Building
177 Broadmoor, Totten Hall

THE MAYOR AND CITY COUNCIL "WELCOME YOU TO MEADOWLAKES"

Meadowlakes, located in the Texas Hill Country on beautiful Lake Marble Falls, a lake on the Colorado River, with a mixture of wonderful neighbors, is a great place to call home.

Meadowlakes was originally a pecan orchard owned by the McCoy Family until 1973 when residential development commenced on what was then a rural subdivision. The City of Marble Falls declined a Meadowlakes petition for annexation and the City, soon after, was incorporated in 1985. The first Mayor, the late Dick Neill, Esq., was the prime mover in the incorporation and early progress of the City.

Volunteer citizens serve, after election, as members of the City Council and P.O.A. Board. Our City Government is comprised of five Council Members and a Mayor, all of whom serve without compensation, meeting monthly at City Hall on the second Tuesday of each month at 5:00 p.m. You are encouraged to attend and participate in the monthly meetings. Our City Secretary is at City Hall each weekday from 9:00 a.m. until 12:00 noon and 1:00 p.m. until 3:00 p.m. The Secretary is likely to be your first contact person for city business matters. We also have an Ordinance Officer and an Animal Control Officer. The City has a Municipal Court of Record for hearing Class C misdemeanor citations arising from violation of a city ordinance or transportation law. The Municipal Court Judge serves without compensation.

The City's revenue needs are met by a small property tax, franchise payments by Pedernales Electric, Verizon, Northland Cable, and state liquor tax collections from the "Hidden Falls Golf and Country Club" and proceeds for water and waste services provided by the City's Public Works Department.

The services of EMS, Police and Fire protection are provided by the Marble Falls Area EMS and Marble Falls VFD both of which are a non-profit 501 (C) (3) organization under contract to the City of Meadowlakes. Police and Traffic Control are provided by Burnet County Sheriff's Department Deputies serving as part time City-paid employees.

Don Williams ~ Mayor, City of Meadowlakes

THE COUNTRY CLUB OF MEADOWLAKES

The City of Meadowlakes purchased The Country Club of Meadowlakes in March of 2008. The Public Facilities Corporation (PFC) was created in 2009 with a five person board to manage golf course operations.

The facility includes an eighteen-hole golf course, a driving range, a short game practice area, six tennis courts, a clubhouse with a dining room and bar, a swimming pool and a fully stocked pro shop.

The facility operates as an "open to the public" facility, with several membership classifications available, everyone should be able to satisfy their recreational needs.

There are men's, ladies, and couples associations for both golf and tennis. There also is an active junior program every summer. Lessons are available for both golf and tennis.

The front nine of the course meanders through the original pecan plantation that became Meadowlakes in the early seventies. The back nine offers a new adventure, featuring links style conditions with five holes protected by lakes. The greens are large with several undulations, and the fairways are contoured to offer a challenge to all levels of golfers.

Three of the four tennis courts are lighted, making them popular for evening competition. Charles Herrington is the tennis professional. He is very active organizing leagues and teaching all levels of players to improve their game.

The Director of Golf is Mr. Jeff Wilson. If anyone would like information about the facility, please come by or call 830-693-3300. Our staff will be anxious to help you. In addition, you may view the golf course rules and regulations by visiting our website or visiting City Hall, (830) 693-6840.

Meadowlakes Public Works Department (PWD)

The Meadowlakes PWD provides potable water, wastewater disposal and drainage facilities to the residents and businesses of Meadowlakes. Management and operation of the PWD is provided by a City employed Public Works Director and staff and contractors.

The PWD operates a 1.5 million gallon per day surface water treatment plant along with two wastewater treatment plants, which have a total treatment capacity of 180,000 gallons per day. The PWD has obtained a "Superior Water System" designation, which is one of the highest ratings given by the State of Texas to a water system.

The PWD is also responsible for the collection and disposal of solid waste (garbage) and curbside recycling within the City and provides this service through a private contractor. Collection days are early each Wednesday morning of each week. Garbage and recyclables should be put out on Tuesday night unless the collection day falls on New Year's Day, Independence Day or Christmas Day. In these cases, pick-up will be the following day. Beginning in January 2008, recycling is collected on the first and third Wednesday of each month.

The following items are accepted for recycling:

PAPER: Newspapers, magazines, catalogs, junk mail, brown paper bags and telephone directories.

PLASTIC: Opaque milk and water bottles, soda containers and plastic bottles labeled #1 PET or #2HDPE. Please remove lids, rinse and drain.

ALUMINUM / TIN: Aluminum and steel cans. Labels do not have to be removed, please rinse and drain.

PLEASE NOTE: GLASS IS NOT RECYCLABLE AND MUST BE DISPOSED OF IN YOUR OTHER SOLID WASTE. PLEASE DO NOT PUT IT IN THE RECYCLING CONTAINER.

Should you have any additional questions, or concerns, regarding your solid waste collection or recycling, please contact the AWS (Allied Waste Systems) office at (830) 693-3513.

For our citizen's convenience, the PWD has installed a drop box on the outgoing side of the security gate, which may be used for correspondence and payments of monthly utility bills, POA, Webworm Coop, and Hidden Falls Golf Course payments.

The PWD office is located in the Meadowlakes Municipal Building at 177 Broadmoor, Suite B, and is open from 8:00 AM to 12:00 Noon and from 1:00 p.m. to 4:00 p.m. Monday - Friday. Should you have a water or sewer emergency immediately call our office at (830) 693-2951 and follow the voicemail directions, your call will be forwarded to the 24-hr on-call person.

Johnnie Thompson

City Manager

Email: jthompson@meadowlakestexas.org

City of Meadowlakes – Public Works Department

177 Broadmoor Ste. B

Meadowlakes, TX 78654

Office Hours: 8:00 am to 12:00 noon and 1:00 pm to 4:00 pm

Phone: 830-693-2951

Fax : 830-693-2124

Utility Rates Effective March 1, 2008

Trash Rates Effective Jan. 1, 2011

WATER: Minimum \$12.25 for first 3000 gallons used

Each 1000 gallons water used over 3001 – 20,000 \$1.70 per thousand

Each 1000 gallons water used over 20,001 – 30,000 \$1.85 per thousand

Each 1000 gallons water used over 30,001 – 40,000 \$2.50 per thousand

Each 1000 gallons water used over 40,001 – 50,000 \$3.00 per thousand

50,001 plus water used \$4.00 per thousand

SEWER: Residential Flat Rate of \$43.00 per month

Club Flat Rate of \$191.00 per month

Sales Office Flat Rate of \$76.00 per month

TRASH: Monthly charge \$19.30

Tax 1.21

Total \$20.51

Trash Pick-Up Day: Wednesday

Collapse all packing boxes

**Contract with Allied Waste– you provide your own trash barrel,
BFI provides you with a recycle bin. Put the trash out the night
before.**

MINIMUM MONTHLY WATER BILL:

\$12.25 – 3,000 gal. Water usage or less

43.00 – Sewer

20.51 – Trash

\$75.76 (Water bills usually go out around the 25th of the month)

DEPOSIT: \$125.00 – APPLIES TO EXISTING HOMES

- \$100.00 deposit (refundable at time of leaving residence or final bill will be taken from deposit and balance refunded)
- \$25.00 transfer fee
- Deposit is required on each account
- Service Agreement is required to be filled out and signed
- Driver's license number required

NEW CONSTRUCTION:

- \$725.00 Sewer Tap
- \$725.00 Water Tap
- \$100.00 Deposit (refundable at time of leaving residence)
\$ 1,550.00 Total Due



MEADOWLAKES P.W.D. COMMUNITY RESIDENTS

NEW RECYCLING PROGRAM GUIDELINES:

The recycling program has been enhanced to have a greater impact. Please use these instructions to help you to participate.

- Newspaper
- Office paper
- School paper
- Junk mail
- Catalogs
- Magazines
- Telephone Directories
- Brown paper grocery bags
- Aluminum cans
- Steel Cans (labels do not have to be removed)
- Plastic bottles labeled #1 PET (look on the bottom)
- Plastic bottles labeled #2 HDPE (look on the bottom)

Please note that due to safety reasons, glass is not in the recycling program.

If you need a recycle bin, please call the Public Works Department @ 693-2951 and request one.

THANK YOU FOR RECYCLING!

Planning and Zoning Commission (P&Z)

City of Meadowlakes properties (including all properties inside and outside the security gate) are zoned. The zoning requirements and restrictions are documented and controlled by City Ordinance. A five member Planning and Zoning Commission is chartered by City Council to plan, review and manage the zoning activities for the city. Members of the Commission are non-compensated City volunteers serving two year staggered terms. Responsibilities of the Commission are defined in the Meadowlakes Code of Ordinances Document available at City Hall. The Commission meets quarterly on the second Monday of the month at 4:00 p.m. and in addition meets in special called public meetings as required.

ORDINANCE SHORT LIST

This list is incomplete and offered as a quick reference only. The City's adopted ordinances take precedence over this list. You are encouraged to review the formal document available at City Hall.

- 1) - Speed limit is 25 MPH except in areas marked "SLOW" where it is 20 MPH.
 - Unlicensed/powered vehicles are prohibited on streets except for golf carts and 2 wheel scooters with max speed capability of 16 MPH or less. Scooters limited to daylight use only.
 - Golf carts operations allowed only when licensed driver is onboard vehicle, and limited to daylight operations unless equipped with operable front beam and taillights.
- 2) **All Dogs and Cats must:**
 - Be vaccinated against rabies and maintained current. (Includes resident and guest's pets)
 - Be registered/licensed within 30 days after move-in and maintained current.
 - Wear City license tag at all times and cats must wear a bell.
 - If a dog, must be kept in an enclosure or on a leash when off the owner's property.
 - Not defecate on property other than their residence. All animal solid waste is to be removed and disposed of in a sanitary manner.
 - Be limited to 5 aggregate in number over 3 months of age, with no more than 3 being dogs.
- 3) **Animals General:**
 - No harboring of wild animals
 - Swine, fowl, cattle, sheep, goats, horses, rabbits, livestock, and small animals (other than cats and dogs) are prohibited.
- 4) **PARKING OF VEHICLES:**
 - Resident's vehicles must be parked in a garage or on driveway when at residence.
 - Street parking is only allowed for guest's vehicles on the day of an event scheduled at host's residence.
 - Guest parking on street after 10 PM and before 7 AM is prohibited (Includes guest's RV and boats).
 - Trailer parking on street is limited to daylight hours (7 AM to 30 min after sunset).
 - Trailer, RV, boat or boat/trailer may not be parked on any property or street for any portion of the day for more than 3 days within any seven-day period, unless stored in an enclosed garage.
 - Trailers used to provide Meadowlakes services are exempt from the 3-day restriction as long as all time spent in Meadowlakes are in direct and required support to provide service.
 - Parking vehicles on unimproved lots is prohibited at all times.
 - Vehicles must park with right wheels next to curb only, and park so as not to impede flow of traffic.
- 5) **Commercial trucks** are prohibited in Meadowlakes except for that time required to provide deliveries or services. Street parking to provide such service is further limited to daylight hours (7 AM to 7 PM).
- 6) Smoking is prohibited in public facilities.
- 7) Residents are required to maintain residences and property in neat and orderly condition.
 - Light blocking metal foil window treatment (temporary or permanent) is prohibited.
 - Trash and debris deposition or accumulation is prohibited.
 - Trash receptacles/containers must be maintained out of sight from the street(s) except during the time window for curbside pickup (noon prior and 8 AM following the scheduled day for pickup).
 - Tree and shrubbery trimmings residue accumulation is prohibited. Trimmings/residue is allowed temporarily on curbside for scheduled trash pickup, and must be picked up or removed by depositor within 10 days.
 - Depositing or allowing the deposition of leaves or trash in streets, street gutters, lots, or public property is prohibited.
 - Yards must be kept mowed and shrubbery trimmed.
 - Accumulation of unsanitary trash/garbage is not allowed on any part of any lot. Household garbage must be kept in sanitary containers and placed curbside for solid waste pickup in a timely manner.
 - Junk, inoperative vehicles, vehicle parts, equipment, equipment parts are not allowed on premises unless stored in enclosed garage.
- 8) Storage (including storage tanks on parked vehicles) of commercial quantities of toxic or hazardous materials is prohibited. Service vehicles are exempt but only during the period of time to provide a related service). Spilling or dumping of toxic/hazardous is prohibited.
- 9) Making of unreasonably load noises is prohibited.
 - Excessive noise produced by; honking of horns, engine/exhaust noise, loud music, loudspeaker, gongs, bells, mechanical devices, or similar noise sources is prohibited.
 - RV generator operation is prohibited.

- 10) Door to door commercial soliciting is prohibited, except for Meadowlakes school age residents soliciting for not-for-profit youth and school activities. Soliciting by guests is prohibited.
- 11) Temporary residences, or occupying residences not approved for occupancy by Building Committee are prohibited.
- 12) Burning or burying of trash or materials is prohibited.
- 13) Outdoor fires are prohibited unless performed in a device designed to contain the fire such as a chiminea or grill.
- 14) Discharge of firearms, guns (including BB, Pellet, and Paint Ball) or bow and arrow are prohibited. Unlawful use of any device designed to inflict serious bodily harm is likewise prohibited, except as required for self-defense, or protection of others.
- 15) Discharge of fireworks or use of explosives is prohibited.
- 16) **BUSINESS OPERATIONS:** Meadowlakes is a residential community and no business or commercial operation that invites the general public may be permitted within the city limits. This includes "open house garage or estate sales." Exceptions to this include the Country Club operations and the offices located outside the entry gate on Meadowlakes Drive.
- 17) All construction contractors must be registered with Texas Residential Construction Commission. Plumbing, electrical or HVAC mechanical work shall only be performed by or supervised by state licensed contractors.
- 18) Construction signs are only allowed at new construction sites. Signs at remodeling sites are prohibited.
- 19) All building materials must be stored on lot under construction only. Storage of building materials prohibited except on lots which have a valid building permit active.
- 20) Loitering or consumption of alcohol is prohibited at constructions sites
- 21) A Building Committee permit is required prior to construction, reconstruction, enlargement, conversion, or alteration of a dwelling. Building permit is also required prior to addition of fences, decks, porches, pools, spas, hot tubs, arbors, or RCPs (residential children's playsets).
- 22) **Playhouses and tree houses** of any type, enclosed or open, **are not permitted in Meadowlakes.** **Residential children's play-sets** can be an allowed structure as long as they are in compliance with specific standards and restrictions. This restricted class of structure includes freestanding swing sets, slides, playscapes and trampolines. Larger play-sets may require a permit, unless grandfathered prior to November 2004. Prior to purchasing or installing ANY residential play set in Meadowlakes, it is recommended that a copy of the ordinance be reviewed and any required permit be obtained.
- 23) All dwellings shall provide and maintain an enclosed garage.
- 24) Shrubbery, hedges, fences, walls, or decks are not allowed any closer to the street than what is allowed for the main residence. An exception is allowed for screening of utility outcropping.
- 25) Fences, walls and hedges are limited to 6 feet in height in all locations, except within 25 feet of the golf course property where the height limitation is 4 feet.
- 26) Outbuildings, sheds, or otherwise freestanding structures are prohibited in Meadowlakes.
- 27) Maximum storage quantities of propane, butane, gasoline, or kerosene are regulated: Propane or butane is limited to 30 pounds; gasoline or kerosene is limited to 6 gallons. Underground storage tanks or connection to outside energy storage tanks are prohibited except for hardship uses approved by Building Committee permit.
- 28) Residence shall be 75% rock or brick. Chimneys shall be rock or brick.
- 29) Vehicle operator visibility impairment at street corners and driveways due to shrubbery, fence or wall is prohibited.
- 30) Occupants of residence limited to: One person living alone; two or more persons related by marriage or kinship; or no more than four persons who are not related by marriage or kinship.
- 31) Drilling of water well or acquiring water or sewer services from other than Meadowlakes PWD is prohibited.
- 32) Erosion control (sod, seeding, ground cover or stone) measures are required to be in place within 60 days of occupying a new residence.
- 33) External RF antenna size, height and location are regulated by ordinance. Commercial RF services are prohibited.
- 34) Certificate of Occupancy is required prior to moving any furnishing into or occupying a residence either temporarily or permanent.
- 35) Prohibited Signs – Only non-commercial signs of the following nature are allowed: a) signs expressing a point of view, 2) political signs, 3) community service, 4) religious season observance, or 5) holiday observance. Allowed time period for display is regulated per ordinance. For Sale, For Rent, For Lease, Open House, or Estate Sale signs are not allowed. Number and size of signs are regulated per ordinance.
- 36) Required Signs – A city assigned street address sign is required at all residences, and shall be readable from the street. A construction site sign is required at new construction sites.

- 37) All areas of the City are zoned with requirements and restrictions defined by ordinance.
- 38) POA restricts the use of City Parks to Meadowlakes Residents and guests of Meadowlakes Residents only. Please observe POA posted park hours.

MEADOWLAKES WEBWORM CONTROL CO-OP

The Meadowlakes Webworm Control CO-OP (a Texas Non-Profit Cooperative, formed in 1996) provides property owners spraying services for control of webworms that annually attack Meadowlakes pecan trees. The CO-OP is managed and operated totally by volunteers. America's Best Pest Control (a local commercial operator) performs the actual spray application under contract to the CO-OP. The spray contains a bacterial agent that destroys webworms as a result of webworms eating spray residual on pecan tree foliage. The spray is not harmful to plants, pets or humans.

Property owners that have pecan trees are mailed an annual application requesting participation in the CO-OP. Application and billing are mailed to property owners in late April for the current year. Owners participate by completing the application and returning same along with monies that are based on the number of trees to be sprayed on property. Date of first spraying is based on actual conditions, but it usually occurs in late May. Subsequent sprayings at four to six week intervals are applied as required. Number of sprays can vary from 1 to 4 each year.

The CO-OP encourages all property owners to participate. Maximum participation is needed to effectively control the webworm. For additional information contact any of the Webworm CO-OP directors. Contacts are listed in the inside back cover of this directory.

CITY BUILDING COMMITTEE ARCHITECTURAL CONTROL COMMITTEE

The City Building Committee (Architectural Control Committee) is charged with administering and controlling construction in the City of Meadowlakes. Authority for this charge is contained in the City's ordinances and the Property Owner's Association covenants and restrictions, which, among other things, specify that the committee will insure harmony of aesthetic values of exterior design for all property owners.

A property owner desiring to construct a house, alter or add to an existing house, construct a deck, patio, pool, or install a fence, must have the prior approval of the Committee. Three (3) sets of detailed drawings of work to be performed must be submitted to the Building Committee at the City Hall office, for approval. The Committee will then review these drawings for approval/denial. Any drawings not approved at this time will be reconsidered after changes have been made and resubmitted for review at the next regular meeting of the committee. All residential construction must conform to the "International Codes" (I-Codes) as well as other adopted codes and to numerous local building ordinances and restrictions.

Meadowlakes is a very desirable place to live. The amenities, controlled entrance, mowing, excellent water system and friendly people are a result of planning and organized development. We want to continue what has been successful. If you have a question about your project, please contact a member of the Building Committee.

The city building committee meets at 9:00 a.m. every Monday at the City Municipal Building unless otherwise posted.

IMPORTANT TELEPHONE NUMBERS

CITY GOVERNMENT

City Hall.....	177 Broadmoor, Ste. A.....	830-693-6840
Mayor	Don Williams.....	830-798-9179
Alderman Place 1	Bill Pickard.....	830-693-9815
Alderman Place 2	Franzella Jones	830-693-8452
Alderman Place 3	Rusty Crawford.....	972-832-7257
Alderman Place 4	Christine Forsyth.....	830-798-9337
Alderman Place 5 (Mayor Pro Tem)....	Mike Tepper	830-693-4140
City Secretary / Court Clerk	Linda Wendling.....	830-693-6840
City Treasurer	Eileen Harrison.....	830-693-7645
City Administrator.....	Johnnie Thompson.....	830-693-2951
Bookkeeper/POA Asst	Stephanie Littleton.....	830-693-2951
Administrative Asst.....	Debbie Holley.....	830-693-2951
Municipal Judge	Don Adams.....	830-693-6840
Emergency Mgmt Coordinator	Joe Hernandez.....	248-978-6570
Animal Control (toll free)	Robbie Galaway.....	1-877-816-8136
Ordinance Enforcement.....	1-877-442-0072

PUBLIC WORKS DEPARTMENT TECHNICAL OVERSIGHT COMMITTEE

Chairman	Lynn Hardin	830-693-6630
Member	Bruce Johnson	830-693-1938
Member	Bill Pickard.....	830-693-9815
Member.....	Joseph Powell	830-693-5085

CITY BUILDING/ARCHITECTURAL CONTROL COMMITTEE

Chairman	Don Wheeler	830-693-1816
Member	Tom Carpenter	830-693-1657
Member	Doug Faulkner.....	830-693-3543
Member.....	Alan Huddleston	830-693-1248
Member.....	Jim Rogers	830-693-1764
Member.....	Homer Snider	830-693-3006
Member.....	Anthony Sosinski.....	830-798-8905
Floodplain Administrator	Morgan Beck	830-693-9673

PLANNING AND ZONING COMMISSION

Chairman	Tom Carpenter	830-693-1657
Vice Chairman.....	Roy Belcher.....	830-693-8372
Member.....	Doug Faulkner.....	830-693-3543
Member.....	Alan Huddleston	830-693-1248
Member.....	Jim Rogers	830-693-1764

PROPERTY OWNERS ASSOCIATION

Office Number.....	177 Broadmoor, Ste B.....	830-693-2951
President.....	Roy Belcher.....	830-693-8372
Vice President.....	Jack Sopel.....	830-798-1864
Secretary.....	Jan Cunningham	801-916-0505
Treasurer	Barbara Peskin.....	830-798-8135
Security.....	Mary Ellen Paul	830-798-2485
Maintenance.....	Alton Fields.....	830-798-2379
Personnel/RV Park.....	Len Fate	830-693-1560

WEBWORM CONTROL CO-OP

President.....	Dale Ritchie.....	830-693-3397
Treasurer	Dale Fixsen	830-693-7680