



Waterwood Neighborhood News

THE PARKWAY IS MOWED

By: Jack Zimmermann



When Waterwood was first developed in the 1970's, the original developer built two wooden signs to mark the new community. One was at US 190 and the new Waterwood Parkway, and the other at FM 980 and the Parkway.

By the late 1990's, the signs were in disrepair, and the ownership of the land near US 190 had passed to a former executive of the original developer. The then-owner of the Country Club had taken over the sign at FM 980 and the median from there to the Club.

WIA had become the representative of the community (it originally was run by the developer). A goal was set to demolish the deteriorated wooden signs and replace them with beautiful permanent stone and granite ones. Agreements were entered into with the owner of the property at 190 and with the owner of the Club for the 980 sign.

As part of an agreement to lease the land for the sign at 190, WIA was given the right to remove the wooden sign, and maintain a new one and the property where the road is four lanes. The Club made a similar agreement in return for permitting WIA to replace the sign at 980, and maintain the new sign and the median to the Club. Later, WIA purchased the Parkway segment between those two portions.

In 2000, the property at 980 changed ownership and in 2004 the property at 190 was purchased by the same owner. At various times over the past year and a half, that owner told WIA to remove the stone and granite sign at 980, and that it would be considered trespassing if WIA entered on the land or kept the street lights on.

Negotiations to purchase both sections of the Parkway from him were unsuccessful. The lease for the 190 property expired in February 2009. WIA continued to maintain the segments of the Parkway which it owned.

The Board retained an attorney to research who really controlled the right of way on the Parkway, because WIA believed the combination of high grass along the roadway and total darkness at night were safety concerns, as well as unsightly.

The legal research indicated that in 1979 the original developer had dedicated the Parkway to San Jacinto County as a public roadway,

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Welcome to WNN

Waterwood did get some **rain** during July and early August. We really need more of that wonderful wet stuff.

The **golf course** looks great. Many thanks go to the WBGA for doing such a great job in keeping the course **green** and in shape.



Well the grass has been cut along the Parkway. **WNN** hopes this new working agreement between San Jacinto County and **WIA** will aid in keeping our neighborhood much better-looking than the past few months.

Even though we in a drought and we have lost some plant life, our neighborhood is still beautiful with colorful plants growing everywhere. Please see some of our prettier sights on **page 9**.



The **WIA** Board will be discussing many important items that will effect all Waterwoodians at its August meeting. Each of you are encouraged to attend and participate in any and all discussions.

The Board will meet on Monday August 17th at the **WIA** Building. The meeting starts promptly at 9:00AM. Please make plans to attend.

Many thanks for all of those great comments about the July edition of the **WNN**. We appreciate your reading the **WNN** and we will try to continue to keep you posted on what is going on in our neighborhood.

Remember, we still have a **BURN BAN** in effect. Please be careful out there.



There are seven candidates for four positions on the **WIA** Board. Please read more about these **Waterwoodians** who want to serve you on page 7 & 8.

WNN will have a Candidates Q & A section in the September edition. Please read about these people and cast your ballots.

WNN hopes all you **Waterwoodians** stay cool and enjoy the "Dog Days" of August.

The **Farkarwii** Indians are still watching.

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[# 16 Putters Point](#)

***Watch for
kids...school
starts soon!***



Largest home in this subdivision located on Waterwood National Golf Course with fantastic views down the 3rd Fairway and on to the Lake. Directly across the street is the private subdivision pool. This 2 bedroom, 1 and ½ bath home with golf cart garage and storage was recently remodeled and is absolutely perfect for those weekends at the lake! Drive your cart straight onto the course and begin playing or stretch out on the large shaded deck and start relaxing. This home is a steal at this price and is being sold 'As it Sits'. Wood burning fireplaces in the Living Room and the Master Bedroom make this a perfect winter retreat for 2! This home won't last long, make your appointment today. Click on the address for more information.

JULY WIA BOARD MEETING

President Jack Zimmermann call the meeting to order at 9:00 AM. Two Directors were absent. There were 11 guests in the audience.

Golf Course Report

Willie Wiginton presented an update to the Board relative to the Golf Course. He said the WMGA has approximately \$7,500.00 in monthly pledges for course expenses. The WMGA has hired two people to help maintain the course.

ACB Report

Director John Charlton advised the Board that 7 violation notices had been mailed out in July and that four had already been corrected. The ACB approved three small projects.

Director Charlton made a brief presentation relative to the Capital Improvement Fee. After discussion a motion was made to set the Capital Improvement Fee for 2009 at \$1,000.00 with an additional \$1,000.00 refundable deposit contingent on the issuance of a Certificate of Occupancy. The motion passed.

Liaison To EMS and VFD

Director Marshall reported one EMS call in Waterwood during July. He also reported that the WVFD has two firemen completing fire courses.

Maintenance Committee

Director Jan Goldsmith advised the Board that a chipper will have to be rented for a week to aid in clearing the debris dump again. President Zimmermann asked the Committee to review some sinking spots in the roads and repair as is needed.

The Board entered into an Executive session at 11:27 AM. The regular session reconvened at 12:23 PM and was adjourned at 12:35 PM.

Waterwood Beautification

Have you noticed, SHECO and MUD have been painting all over our community! The old, ugly transformers are now a beautiful **green** with new stickers.



Our “fire plugs” are being cleaned and painted a bright **red**.



WOW! These clean up and painting projects are making Waterwood more attractive. Thanks SHECO and MUD #1 for making our neighborhood look good.



DRY SAFE STORAGE

SERVING WATERWOOD

LOCATED ON 190, RIGHT OFF OF 980

ON SITE OFFICE

OPEN SEVEN (7) DAYS A WEEK

RECORDED SURVEILLANCE 24/7

UNITS: 12'X20' UP TO 12'X50' DRIVE THRU'S
RV AND LARGE BOAT STALLS

PHONE: (936) 377-4392

WBC Plans Summer Outing

Commodore Walt Ringler of the **Waterwood** Boat Club advised WNN that the WBC will have a boat trip up the Trinity River to Cove Marina on Carolina Cove.

The trip is scheduled for Saturday, August 22, 2009. The Boaters and their guests will leave **Waterwood** Bay at 9:30 AM and return in the afternoon.

Commodore Walt estimates the trip will take two hours each way. The group will have hamburgers and the trimmings at the Cove Marina. A short business meeting will be held during lunch.



Women's League News

The Waterwood Women's League (WWL) will hold its first meeting for 2009/2010 on September 16th from 11 a.m. - 2 p.m. at the McCardell Cottage Bed and Breakfast in Livingston, TX.

Waterwood Women's League has been in existence since 1976. Its purpose is to aid in the quality of life of the women of Waterwood and the surrounding areas and to support annual local high school Scholarship Funds.

Other charitable endeavors are the Coldspring CareShare Mission and Back Pack Buddies – providing home meals for local needy school children.

If you are interested in finding out more about the WWL or wish to become a member, please contact Tracie Taylor at 936-891-5017 or e-mail her at m45t48c12@aol.com for information.

(Parkway continued from page 1)

OTHER MOWING PHOTOS

including an easement along the entire Parkway. That easement remained in force as it passed with the property when the ownership of the three segments changed – the four lane segment at 190, the four lane segment from 980 to the Club, and the segment between those two.



At that point, WIA's attorney negotiated with the San Jacinto County Commissioners Court to permit WIA to maintain San Jacinto County's easement. That agreement was approved by the WIA Board and by the Commissioners Court. It was filed of record on July 28, 2009.



This includes the right to maintain the vegetation at the signs in the easement, mow the easement, and light some or all street lights in the easement. A copy may be found at the WIA website in the President's Corner at www.waterwoodwia.com.

Before and After Mowing

On July 31, 2009, mowing began and soon certain street lights will be re-activated to light intersections for safety reasons. The WIA Board thanks our members for your patience.



This was a lengthy process because WIA wanted it to be done properly. After the research was complete, this required obtaining the approval of the District Attorney (the legal advisor to the County), the County Judge, and the County Commissioners.

WIA intends to let the interior of the medians grow more trees, and will begin mowing the right of way in the spring after the wild flowers have stopped blooming. WIA believes this solution will improve safety, enhance the appearance of Waterwood, and permit more trees and wild flowers to grow.



WIA BOARD CANDIDATES

Lisa Aguero

I am presently a Senior Account Executive for a Pharmaceutical Benefit Management firm, Express Scripts, Inc. I have been in the healthcare administration field for over 30 years.

In addition to that, I am also the founder and president of AlluringContours.net which is a retail establishment that provides ladies high end intimate apparel.

On a personal level I have just been nominated and voted into the National Association of Professional Women Executives. I am also an active member of the Waterwood Women's League and an ardent advocate and fundraiser for Back Pack Buddies.

I would like to contribute in a capacity that could potentially develop new projects for the betterment of the community. I would also like to oversee improvement projects and coordinate annual functions. I could also offer assistance with conflict resolution for issues that arise between our Waterwood neighbors.

It would be an honor to serve on the WIA Board and on behalf of our community.

Jimmy Brett

I moved to Waterwood in December 2007. I have been an Administrative Manager in the construction industry for more than 30 years. I have also spent 7 years in the Banking industry and worked in the Security Bank of Spring on the day the Bank opened in 1965, advancing to Vice President and Loan Officer.

I have demonstrated expertise in data analysis, forecasting, budgeting, progress reporting, organizing administrative functions and employee development. I have supervised administrative personnel responsible for payroll, purchasing, accounts receivable, accounts payable, and maintaining detailed job and administrative files.

Obtain project-related bonds, provide insurance certificates for new jobs, coordinate site visits for Corporate and Union officials and serve as interface with the IT department for maintenance and administration of the division's computer network.

Currently pursuing a Bachelor of Arts Degree in Business, double major in Accounting Information for Management and Organizational Management via internet with the Alaska Pacific University in Anchorage, Alaska.

I would appreciate your consideration for the open vacancy with the WIA Board of Directors.

John Charlton

I was born and raised in Houston. I received a degree in Business Administration from TCU in 1966, and a Master of Science in Systems Management from Florida Institute of Technology in 1976. I spent 20 years in the Air Force flying fighters and observation aircraft. After retiring from the USAF.

I pursued a career as a real estate appraiser and became a certified commercial and residential appraiser. In addition I have held several management positions both private and governmental. Computers have been a hobby for 30 years and I presently manage the WIA website.

As a current board member, I have tried to look ahead so we can act in situations rather than react. Waterwood faces several challenges in the future. The current state of the club and golf course and proposed developments of surrounding properties are two of them. If re-elected I will do my best to insure that Waterwood is ready for its future.

Donnie Marshall

Two years ago when I ran for the Board, I wanted to give a part of myself to this community, one in which I and my Linda have loved to live in for 23 years. We felt safe here and our community is truly unique. Some have said we have the best kept secret in Texas for a great place to live and we both agree with that.

Now that I have served for two years I understand the amount of responsibility WIA has assumed over the years. WIA no longer is in charge of keeping the area clean and having community events, but is responsible for security, ambulance, fire, trash, and many other duties normally associated with a city government, although we do not act in that manner.

I have come to know the people on the board are as dedicated to this community as I am. We have now expanded that responsibility to include and have in place a disaster plan for emergencies, and we are putting in place many new items to help Waterwood survive natural disasters, such as hurricanes, tornadoes, and even wildfires.

We are facing hard decisions with the closing of the Country Club. The WIA Board will be making decisions in the future, not specific to the club, but how the community will cope without it. I hope to continue to serve you on the board as we continue to make improvements to Waterwood. Even in this dire time, I still think Waterwood is the best kept secret in Texas.

Richard T. "Dick" Hansen

My wife, Audrey and I have owned a home in Waterwood since 1976. We have been a permanent resident since 2001. We have been active in the community in many ways by service to various organizations and social activities. I have previously served on the WIA Board of Directors and presently serve on the Waterwood MUD Board of Directors.

I am retired but still service the community with my construction skills. I have a business background in accounting, management, and I feel I have the interest and business tools to represent you on the Board to your best interest.

Wayne Mathews

My wife (Barbara) and I have lived in Waterwood since March 2008. In that short year we have met many nice people and have grown to appreciate the quality of life afforded by the community and its surrounding amenities. I believe that each of us that enjoy such a wonderful lifestyle need to participate in the efforts to preserve the communities well being and strive to improve it in whatever way that is feasible and economically prudent.

Therefore, my participation on the Waterwood Board of Directors is one of the ways to give back to the community and do my part in the preservation of our wonderful lifestyle and community amenities. My thirty (30) years in the corporate world involved me in many decision making processes that helped insure both well being and profitability of the company. I plan to use this experience and knowledge to assist the Waterwood community in the preservation and promotion of our existing environment.

I ask for your vote and assistance in this endeavor.

Walt Ringler

Barbie and I spent five years looking all over the U.S. for waterfront property to retire on. We have been to every state (except Alaska) and looked at virtually every piece of water in the country. We obviously chose Waterwood, and moved here from California in 2001.

I started military career after enlisting as a Private. I rose to the rank of Sergeant, then became an officer, and retired at the rank of Lieutenant Colonel. I commanded Artillery units, and as an aviator flew 1300 hours of combat missions in Vietnam where I was shot down six times. I know how important retirement years are and the importance of making them the best years of one's life.

I was elected to the Board in 2004, and served two years. Waterwood still has a lot of unrealized potential, and I would like to be part of that solution.

Beautiful Summer Flowers

