

Piney Creek POA

Bellville, Texas

www.pineycreekpoa.com



From the President:

It's almost bluebonnet time and it should be a great year thanks to the moisture we've had this year; including the snow, which not only acted as a blanket to protect the wildflowers from the freezing temperatures but also provided some much needed moisture that will surely perk up the flowers.

February was an unusual month for Texas and some of us are still facing repairs due to the brutal temperatures. I hope our Piney Creek neighbors have made great strides in recovering from the aftereffects. I'm looking forward to more normal temperatures and what spring has to offer each of us.

Cher Barron is the new secretary of the PCPOA. Thank you Cher for volunteering and we all look forward to working with you. Judy Manning volunteered to move from her secretary position to treasurer. Thank you Judy for taking on this responsibility. Judy replaces Jim Hudgins who did a great job for the past 2 years. Thank you Jim for your service.

Ned Plumer

nplumer@gmail.com

Announcement

All members are encouraged to submit a written article that they feel would be of interest to members for publishing in an upcoming newsletter. Judy Manning has included an article pertaining to the initial formation of the Piney Creek POA in this newsletter.

Property Update

10 properties sold in 2020

2 new property owners in 2021

2021 Board of Directors

President	Ned Plumer	979-865-5707	nplumer@gmail.com
Vice President	Jimmie Byrd	979-865-9657	byrd.jimmie@gmail.com
Secretary	Cher Barron	832-298-0270	indigobiker@gmail.com
Treasurer	Judy Manning	979-865-0102	txwmanning@aol.com
Building Com. Coordinator	Dale Mertz	979-451-8535	d_mertz@sbcglobal.net

Piney Creek Social Media

Ken Thompson has taken over the Piney Creek Neighbors Group Facebook page which is a "Members Only" page (<https://www.facebook.com/groups/289876131187794>). Ken is doing a great job keeping the community engaged! He has also added an Album for the pets of Piney Creek so that pet owners can be contacted should their pet get lost in the neighborhood.



To upload your pets, Click on Media / Click on Albums / Select Piney Creek Pets Album / Click on Add Photos/Videos button / Upload and Post your pet. Please include your contact information in the post!

Amber Monzano has taken over the Piney Creek website www.pineycreekpoa.com and will be keeping it updated. This site includes Deed Restrictions, Bylaws and other pertinent information dealing with PCPOA.

Initial Formation of PCPOA by Judy Manning

The first meeting and resignation of the initial Board of Directors, Cochran Development, was held, accepted and approved 8-25-1980. All files from Cochran Development were turned over to the directors along with a list of the property owners. These included all files accumulated by the initial board of directors, including election records, building plans and guidelines for building homes for future owners. The condition of the roads was discussed and all agreed that the roads would be finished and repaired satisfactorily, and Building Restrictions would apply as they still do today. The first meeting named 6 residents who were not in compliant with the deed restrictions and the names of the violators were named in the newsletter sent to all members.

Stokes Road was a dirt road, 94 of 133 owners had paid their dues, and the bank balance was \$626.00. \$150.00 was donated to the volunteer fire department. March of 1981, the bank balance was \$792.69, and members were asked to pay their \$25.00 dues no later than June. The request for dues continued each year. Four residents were named in the newsletter for violations and number of times they had been contacted. In 1981, five homes had been built and occupied, and eight under construction. Twenty one plans for permanent residents had been submitted and twenty approved. A survey of the owners was taken and all were of the opinion they would not have bought property in Piney Creek without deed restrictions. There was also a need for entrance signs as delivery trucks were having problems finding the community.

Mail Kiosk

Jimmy Byrd has been working on the issue of pavers being run over at the mail kiosk. PVC pipe with reflectors have been added so the outline of the bed can be better seen and there are future plans for a third row of pavers.

It would be greatly appreciated if everyone would be more mindful of the pavers to prevent running over them. Thank you.