

Indian Lake Owners Association

Minutes-Board Meeting

February 1986

Meeting called to order by Vice President James McGinnis in Council room, Smithville City Hall. Members present, Cone, Turner, Reilly, Nelson and Mattingly- member absent, President Don Marizot. Owners Present, Ken Mann, George Adkins, Bill Owens and Jim & Myra Evans.

Minutes of October, read & Approved as read by motion of Reilly, sec by Con Cone, MC

Financial statement read & filed for Audit.

REPORTS:

Turner reported on delinquent accounts, actions taken and pending on 18 accounts. Motion by Mattingly, second by Nelson that delinquents be filed for collection...all yes, none no..MC Motion by Nelson that matter of additional 10% as late fee be dropped. MC

Matter of # 76-1-N Dyke in arrears of \$171.00. Motion that \$18.00 check be deposited and letter written. MC

Also letter to Taylor Pettit be written....after check with Bastrop & School taxing authority for correct address per note in file.

Lot # 200 being held for taxes by County Tax Collector still unpaid.

Pool reported in great shape. Storage building for chemicals and grounds tools needed for separation. Matter discussed. Suggestion that slab be poured on south side of men's bath-house for tool and mower storage. A Survey and cost report to be made by Turner for April report.

Arch & Beautification...Reilly noted that Reeves did an excellent job of mowing in general and entry-way in particular. Garbage area enlarged as voted by Board, Mattingly, Miller and McKee thanked and letter to be sent. Vandals still active in area

Membership & Budget- No Report at this time.

Nelson to contact BFI concerning garbage pick-ups in Indian Lake area. Report on charges & status in April/

Lisa Bunch of Houston welcomed to meeting-Trailer approved for temporary use- Dues Paid.

Skirting on Cox trailer in process. Trash at Lucille Brooks "blue house" questioned...Discussion...Franklin Homes to be barred from future work in subdivision unless compliance is obtained on Architectural rules.

Septic tanks causing problems in lake pollution. State Inspector from Geologists office inspected area. Report pending. Secretary to request copy of report. Mann well polluted. Barton to inspect and report on septic tanks seeping into lake.

Motion by Nelson, second by Mattingly that Fish feeding program be continued cost approximately \$10. to 20. per month. MC Request that trotlines be approved in lake discussed and denied. Turtles & Nutria causing problems. Mattingly to check with Seymour on aerator in Lake.

Streets & Roads: Nelson to contact Davis on dirt being piled into streets of Taos and Big Bow. Construction on water mains into subdivision was discussed. Need to re-top streets also discussed. Commissioner Davis to be contacted.

Fire Prevention discussed. George Reilly on north side of lake and Mann on south side to direct Volunteer fire vehicles when called.

Motion by Turner, second by Reilly to send \$200.00 donation to Smithville Volunteer Fire Department for two calls. Discussion- Motion Carried. Owens reported contact with Tony Frazier regarding mowing in General. Discussion followed. Bids to be requested from Frazier and Reeves on best price. Report in April.

Boats abandoned for past 12 years to be cut loose and board to seek bids and sell .Floating dock to be repaired or removed. General Clean-up to be scheduled . Entrance to be leveled and deep ruts filled.

April nominating committee discussed. Mattingly to discuss matter with President Marizot for April action.

Request that letter be sent to Gene Evans concerning plans for replacing burned trailer. New Approval needed for replacement. Letter to be prepared. Reilly's signature. Skirting on Tucker place on Big Bow needs to be completed.

No Further business, meeting adjourned at 12:30.

April 26 meeting to be held at Lake, weather permitting.

Thelma Davison, Secretary

INDIAN LAKE OWNERS ASSOCIATION

April 26, 1986 Pool Pavilion area-Indian Lake

Meeting called to order at 10:AM by Board President Don Marizot. Members present were Harold Mattingly, Loy Nelson, Joyce Reilly, and Patsy Turner. Members absent, Curtis Cone and Jim McGinnis, VP. Others present; Frank Naumann of budget committee, Don McKee, Ken Mann, George Reilly, Lucille Burnap, and Gilbert Cox.

Minutes of February read and approved as read on motion by Mattingly, sec. by Nelson. Reports of Committees called: Reilly, Architectural, reported three applications approved, Geo. Mick, new trailer, Layton, utility building, Nelson, a 20 x 20 Carport. Filed in secretarys office. Visit to Gene Evans `re` burned trailer resulted a coanse, lewd language and no action. Junk items removed from David Bonnett place, acct not cleared to date. Brooks blue house area still not cleaned, mounds of dirt, general area unsightly...acct not settled to date. Bill for pool area mowing, trimming, etc by Gary Reilly presented. \$32.79 due. Fire ant extermination a requirement around pool area and childrens park. Lake & fishing-Mattingly reported good fish being caught...1 6 3/4# bass and two large catfish caught from lake.

Storage building-Turner reported repairs needed. Discussion on extra building for tool storage away from pool chemicals. Volunteer for repairs accepted. Sloan trailer discussed. Board approved mowing and cleaning area with cost to be billed to owner. Nelson to file papers on Double Wide Mobile home. Light on fishing dock discussed. Motion by Mattingly, sec by Nelson that Mutschink be contacted by Dr. Marizot for getting light replaced. MC  
Floating Dock also needs repairs due to damage by Nutria. Discussion on material and labor to repair.

Financial report called...each member had copy. Report filed for Audit. Balance this report \$ 28,704.89 check book- Balance all funds \$29,387.87. Budget: Naumann requested update on accounts and a copy of ILO's be obtained from Bastrop County Appraisal District, approx. cost \$20.00. Motion by Nelson, sec. by Reilly, MC Review of financial structure to be completed prior to the Annual meeting in July. Secretary to mail second notices to delinquent accts. K Mann detailed repairs for Floating Dock...Motion by Mattingly, second by Reil that dock be repaired with aid of Nelson...motion amended to state that Nelson would obtain materials. MC.

McKee volunteered to assist Mattingly with Lake patrols against violators of boating and fishing restrictions. 10 HP limit on boats, fish sizes according to State regulations and Crappie not to be stocked in Lake.

Streets, Roads & Utilities: Nelson reported 3 phase lines are being installed in the subdivision, trees to be trimmed for cross-arm installations. materials left in streets would have been cleared by SWBell except for action of County Commissioner Davis.

Trash collection area being used for illegal dumping of sofas, hobby horses, and large household materials. Group voted to clean area again and mark site; NOT OPEN FOR DUMPING. Discussion of trash haulers problems resulted in quest for mileage plus gasoline for a carrier contact with \$10.00 fee for private dump site. (Wilhelm's)

Delinquent Accounts; Turner reported Atty had not acted on 18 accounts voted to be processed at February meeting. Also stated that Brinkmeyer has paid the fee die on Lot # 200-III. # 123 & 122-has a buyer when cleared for sale.

Atty Reynolds promised to act on this matter. Naumann and Nelson to work in conjunction with Atty on getting these matters cleared. Turner requests to be terminated from Board in June due to other work-load.

Saenz, account over due...no response to mailed statements...at any address. Pool Guards. Turner requested that Jason Brosh, having proved very reliable during past summer be re-hired and that Douglas Lee New-SS# 449-73-1721 be hired at minimum rates for summer Of 1986. Motion by Mattingly, sec by Nelson. MC. Motion by Reilly that 8x8 shed be purchased at \$475.00, delivered and set up, with building to be painted either brown or redwood. That Van Sickle be retained for care of Pool and area. That bid of David Reeves be accepted for General mowing at \$ 1175.00 annually to be paid at rate of \$293.75 each four month period.

Inspection of Accounts committee appointed by Dr Marizot were Frank Naumann, Harold Mattingly and Pat Turner. Dr Marizot requested a meeting on delinquent accounts and budget evaluation prior to Annual Meeting.

\*Nominating Committee of Ken Mann, George Mick and Pat Turner appointed to report at June Meeting.

\*Activities for Youth: Mann requested a wiener roast be scheduled for Go-cart and bike enthusiasts with Judge Warnke and a County Deputy to speak on Safety methods for such vehicles. Saturday, May 24th scheduled. Mann to contact the speakers and plan affair. Florescent flags also suggested for go-carts so users could be seen on curves and slopes.

Done - Mattingly to collect Area map and get copies made in Austin. Go-Cart area was suggested but Insurance requirements need discussion.

Dam Report explained as good by President, but two houses built in the flood plain area not approved. Mattingly to take Report copy to Atty for possible letter relieving ILOA of responsibility for such buildings. Motion by Mattingly sec by Nelson. MC

Lake boating and fishing without life jackets available, discussed. Boat overloading and speeding not approved.

Abandoned green boat discussed. Left at Boat ramp past ten years, has reg.# and needs to be identified and removed, either claimed or sold.

Letter from Jerry Hurst read to Board, "sale not possible", wishes to donate property to civic or religion-oriented group....will notify when done.

Motion to adjourn- 12:30 PM

Thelma Davison, Secretary

26 April a986

Indian Lake Owners Association  
10 June 1986-Mattingly Home  
Called Board Meeting

Board meeting called by President Don Marizot for the express purpose of determining actions to be taken concerning the matter of Liability Insurance being refused by several insurance carriers, notified by Saunders Insurance. This meeting also was in lieu of the June Board meeting, all members being notified.

Curtis Cone and Loy Nelson being absent, quorum present, meeting proceeded. Member-owners present Albert and Evelyn Seymour, Jim and Myra Evans, George Reilly, Mrs Mattingly and Mr Adkins. Called to order at 7:PM. April minutes read and approved as read. Financial statement read- no questions, filed for Audit. No Report on delinquent accounts-Turner

No action on Swimming dock. No report on Utilities or SWBell. Budget and Membership Report given by E F Naumann-609 Owners-\$27,186.00 collections in 1986-1987 possible. 64 permanent residents. ( 616 owners in 1985)

500 owners live in local area (111 live in Houston) 120 live out of country. Arch & Beautification Report-Reilly-Items not permitted still being dumped at trash area-refrigerator, ovens etc not permitted. Evans to make additional sign for area. "No Leaves, grass clipping or metal items allowed" Sign approved. Abandoned boat, call to TP&WL registration office- no longer carried as reg. and Indian Lake to sell, auction or otherwise dispose of metal boat. Discussion resulted in Board approving notices to members with Annual notices. Boat for auction. Skirting approved for new storage shed for mower and materials. Pool-Turner, reported that floating type fish food can now be purchased at local supply store.

Visit to Bastrop Appraisal Board detailed. Reduction of 50% in taxes for the trash area lots...not suitable for sale or building sites, cut to \$4,250.00 in valuation. motion to accept by Mattingly, sec by McGinnis, motion carried. Motion to approve plant trimming, fish food, fertilizer and skirting by McGinnis sec. by Turner, MC.

Candidate New as pool guard not hired. Brosh & Rehkow hired for summer work. children UNDER 8 to be added , safety chain to be installed in pool, and Guard to enforce rule of presenting cards for use of pool. Guards to remove and store chain at night, limit of \$50.00 approved for chain, floats, clips to mark shallow end of pool for Safety feature. Motion by Turner, sec. by Mattingly. MC Discussion on report that County Commissioner paid part of mowing for Thunder bird, refusal to extend same to Indian Lake.

Liability Insurance. President noted that previous year cost was \$354.00 but now would run between \$500. and \$5,000.00 to obtain coverage. Disclaimer of Liability discussed...same might be added to by-laws with all safety needs to be met by Association for members .Waiver of Liability to be included in the Annual ~~XXXX~~ notices for further discussion and vote at Annual meeting. Motion by Turner, sec. by McGinnis. MC

Signs "Swim at own risk" discussed...same to be made with pictures filed for future reference. Zeroxed disclaimer forms to be prepared for use of pool guard. Turner to complete work on forms- Admission by Card only. MC

Increase in postage approved for Annual notices, letter versus post card. Trash hauls- BFI will contact Indian Lake as soon as possible for possible contract hauls.

Extra equipment and manpower required.

Discussion on general appearance of properties noted sewer problems, lots with trash, building materials, over-grown with weeds, etc. Sewage leaks to be reported to County Health office for action if owners do not act to prevent contamination of lake. Drain fields should be in proper order, with some septic systems needing to be replaced. Estimated 300 dwellings possible at Indian Lake in future. Illegal use of motorized vehicles by children is the responsibility of parents and should be confined to private property not the community streets.

No further business, meeting adjourned at 9:PM.

Thelma Davison, Secretary

10 June 1986

A handwritten signature in cursive script that reads "Thelma Davison".

Others present at meeting, Mrs Miller and friend, also Naumans.

Indian Lake Owners Association  
Board Meeting 30 August 1986

Members present, Harold Mattingly, Pres, Jim McGinnis, VP, C. Cone, J. Reilly, M. Johnson, K. Ivey - Absent F. Naumann, Owners present, L. Nelson, J. Evans, K. Mann, J. Mattingly, G. Reilly, J. Turner, J. Brosh, Pool Guard. June Minutes read and corrected to read "Nelson resigned from Board only" and will continue to take care of the mowing. Minutes approved as corrected. Financial report read and filed for Audit on motion by Reilly, sec by Cone. New business - discussion on Attorney for Indian Lake. Attorney did not appear, rescheduled for October meeting. Metta Johnson to set up meeting to allow Board members to discuss matter.

Lake & Pool - Reilly and Ivey discussed proposal to find adults for area supervision during 1987 - discussion favored matter. New locks on bathhouse and tool shed, new keys will be distributed, as required. Proposed rules for 1987 read by Johnson. Guards to wash pavilion slab to minimize ants and flies. Job descriptions to be detailed, with three warnings on failure to observe will terminate Guard.

Diving Board to be inspected with BIDS secured for additional safety in 1987. Discussion... Ivey to obtain estimate for October meeting. Complaint registered on owner bringing 13 friends for swimming session... limited to family members or immediate family. Ball teams, Scout groups or church groups not allowed to monopolize pool facilities. No ORGANIZATIONS can be allowed.

Rewiring of bath house, pool area, etc discussed. Board members to inspect with Foytik, electrician, with bid to be presented for October meeting. Dock light discussed by Nelson... Motion by Johnson, sec by Ivey, to inspect and get Bid. Delinquent Accounts - no report.. matter to wait for visit by Attorney, at OCT. meeting. Five cases now pending.

Sewer problems faded with dry weather. Skirting on Tool shed completed, with painting to depend on Volunteers. purchase of paint approved at earlier meet. Matter of trailers being moved in and out without approval or notification to Architectural chairman discussed. Approval must be obtained to move across other owners properties and approval of trailers coming in must be obtained. Matter of fire discussed. Child playing with cigarette lighter caused Volunteer Fire Dept from Smithville to be called. Matter of tampering with MAIL also discussed. Reports to Postal authority requested... stickers noting this to be a Federal offense will be provided. V. Elias trailer noted as having been subject of fires and termed a hazard to the area. Needs rewiring or moving.

Roads discussed... Dedicated Road from Entrance to Caddo Circle has been the subject of pot-hole patches. Incoming Commissioner promises to set a schedule for completing the work required on the County road, after Jan 1, 1987.

Request to print new ballots for the Annual meeting election, granted. Motion by Johnson, sec. by McGinnis. MC

Baseball area discussed. Mann offered to donate use of #102-III if suitable. Cone, chrm, and Board to inspect and report possibility in October. Area pit for horseshoes also discussed. Motion by Johnson, sec by Ivey to proceed with pit work and collection of stakes & shoes. MC

Motion to continue practise of donating \$100.00 to Smithville Volunteer Fire Department Building fund when called, sec. by Cone on motion by Ivey. MC  
Letter to owners of # 87,88-II on subject of fire and contribution..with plea that children not be allowed to play with hazardous materials in the area. MC

No further business, meeting adjourned to October 5<sup>th</sup>.

Adjourned 11:55 AM

August 30, 1986

Thelma Davison, Secretary

Indian Lake Owners Association  
Minutes -Board Meeting  
October 25, 1986 Pool Pavilion

Members present: McGinnis, Reilly, Johnson, Ivey, and Cone.  
Members absent: Mattingly, Morizot and Budget planner Naumann

Meeting called to order at 10:AM by VP McGinnis. Minutes of August read & approved as read. Financial statements presented to Board members present. Accepted for Audit. Motion to request City Hall-Smithville for December meeting accepted, pool area chilly in October. Date of December 6th voted for City Hall Board meeting. Motion carried. Secretary to arrange with City. Reports Called. Ivey noted leak at pool. Discussion..Peacock & Hildman to inspect and report on problem for repairs. Diving Board on hold for time being. Second electrician to be contacted on wiring requirements for pool house and area- second bid requested. Dock light- Mann and Ivey to inspect and make estimate to correct short. Pool reported in excellent condition. Lake; Rains have lake in good condition- fishing fine..and Dock float in excellent repair...ducks are back in lake for winter. Roads & Grounds: No report-Cone & Mattingly. Horseshoe pits on hold for December. Reilly on Architectural & beautification. Discussion on request to remove tree due to leaves in pool, noted that all trees would have to be removed to remove problem. Motion denied. Reilly & Johnson. Arch. slab approved for building of two story house by Johnson in place of metal frame house to begin on Nov. 1 and complete by 1 Feb. Approved Bonnett reported returning to area will rent trailer. Schunemann to move to Indian Lake, area cleared and Mobile Home will be located on 161 x158 lot. Approved. New Trailer and decking. Trash dump cleared of illegal materials by George Reilly, McKee, Miller and Mattingly. Letter to known offender requested. Hardemann will not haul the forbidden materials, glass, large boxes, etc....same person also to be ~~xxxxxx~~ requested to remove truck and car illegally parked on County road and to be placed on owners property according to By-laws. Secretary reported on Computer billing requested forms and discussion was favorable. 5000 billing form and 2000 window envelopes to be ordered. Motion by Cone, sec by Johnson. MC Also letter to owner of lot rented to Mary Congram with cc regarding skirting requirement, mailed as requested. Morizot also needs skirting-Wittrock wants wheels and will clean area. Baseball area was inspected and declared unfit due to slope. Suggested area across from Boat Ramp- possible lease arrangement. Johnson to contact owner and report. Willie Day Taylor, Owner. Basketball court danger cited. Ivey instructed to cover protruding pins with foam and bill association. Petty Cash item. Johnson reported on discussion with Attorney, noted as too high and matter closed. Johnson to discuss small claims route with Reynolds, on collections report in December. Matter of Liability insurance discussed...situation has not improved..firms will not write for pool coverage. Discussion on illegal 3 wheel vehicles running the roads of Indian Lake as dangerous to life and limb. Hiway department to be contacted on legal aims. Speed bumps also a hazard and liability. New Business. County & School taxes. Motion to pay Co. taxes in October, ho school til Jan 1, 1987. MC Motion to change dec. date by Reilly, second by Johnson. Discussion..all in favor. MC Beautification. Discussion on fencing, planting, etc followed. Motion was made to allot \$250.00 for new fencing posts and plants of crepe myrtle, pampas grass..estimate and resources to be secured. Davison requested to assist.

Area of Boat Ramp also to be included in beautification plans. Davison will donate Nandina for front entrance. Also Yucca plants for additions. Mann will assist as needed. Scheduling of a work-week discussed. Also the painting of the bath-house area. Letters suggested to property owners, with date and crew members needed. Motion to adjourn. Accepted- 11:45 AM

Thelma Davison , Secretary  
25 October 1986



Indian lake home Owners Associate Minutes December 6, 1986  
Board of Directors Meeting  
City Hall Smithville

Members Present: Mattingly, Reilly, Johnson and Budget Planner Nauman  
Members absent: McGinnis, Morisot, Ivey, Cone

Meeting called to order at 10:AM by President Mattingly. Due to lack  
of a quorum, the meeting was adjourned. 10:05 AM.

Metta Johnson, Secretary