

CLEAR LAKE FOREST COMMUNITY ASSOCIATION (CLFCA)

January 2020 - The Clear Lake Forest Log

Association News

Happy New Year—We hope that yours is off to a great start with January already behind us! CLF was beautiful with Christmas décor throughout the neighborhood.

CLF enjoys an incredible mix of gifts and talents amongst our neighbors many who have put their talents to use to help improve and beautify CLF. Volunteers have cleaned, repaired, spruced up and decorated over the past few months and the improvements are noted and welcomed by many neighbors! In addition our volunteers are re-establishing three very important committees! First, the

Landscaping Committee has been active! The “Yard of the Month” award has begun. Second, the **Welcome Neighbor Committee** is being formed. “Welcome to CLF” gift bags were distributed during November! Third and importantly —**The Social Committee** is being formed and looking for more members. Please let us know if you are interested in joining any of these committees by emailing: clfca.bod@yahoo.com

Thank you to all who have contributed—it truly makes CLF a great place to live!

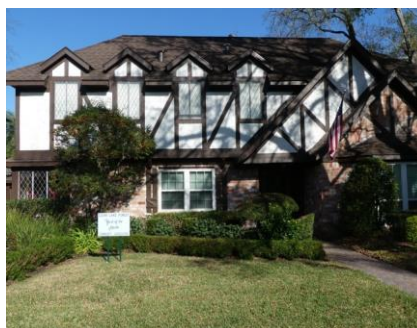


Congratulations—Yard of the Month Winners!

January '20 –The Boettcher's 4003 Long Grove



December '19 –The Ferry's 1006 Parkstead



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Community Service Charge Proposed Increase (first in 17 Years!)

The CLFCA Board of Directors propose an increase in the community service charge from the current 16.5 mills to 28.5 mills effective on the beginning of the next fiscal year, July 1, 2020. This will be only the third increase in the HISTORY of CLF which was developed in the late 1960's! The first increase was in 1984, the second was in 2003. The Board and prior board leadership have been very cost conscientious, encouraged volunteerism and encouraged use of our internal resources to keep our expenses reasonable. After another 17 years, in order to maintain community assets, make necessary repairs and provide reserves for future maintenance requirements, we must increase the annual service charge.

Because of the funding status over the past few years, we have spent the majority of our time, since the 2019 Board election, managing repair and maintenance projects of a safety nature. We have worked on completing as many other "general maintenance" tasks together with our volunteers.

The Board has identified a short list of required maintenance and repair items and the estimated costs (not all quoted) is over \$300,000. This increase will enable the Board to proceed with **some** of these much need projects over the next 18-24 months and know that the funds will be available as needed.

Please support CLF and your community by ap p ro vin g the requested rate increase in the community service charge. According to CLFCA Bylaws, one ballot is allowed per lot. **A BLUE** voting card is being mailed to each homeowner's mailing address in February. A secure drop box has been placed at the pool to provide a postage free return option for your voting ballots.

If you have questions, please contact any Board member. We will also be ready to answer questions at our next regularly scheduled meeting at TLV City Hall on February 25, 2019 at 7:00 P.M. A voting box will be available at the meeting. **Invest in your community with a "YES" vote!**

Clear Lake Forest Community Association (CLFCA) Trustee

Flood prevention in CLF

The City of Taylor Lake Village has done an excellent job representing each of our neighborhoods in discussions with CLCWA to ensure drainage systems are updated and maintained to keep pace with the rate of growth in the area. Please attend the TLV City Council meetings or visit their website to learn more about activities underway to improve the water flow and increase monitoring for issues. Currently an inline flow meter is being installed at the Baronridge Park lift station to improve our monitoring systems. For your part, please ensure that you once again as spring arrives, remind lawn crews to bag not blow leaves into the drain systems!

Architectural Permits

CLFCA uses Smartwebs software to improve the management and efficiency of the architectural approval process. Approvals are required for any and all exterior property improvements, including painting, siding, repairs and changes. Helpful guidelines for choosing architecturally appropriate paint colors will be on our website.

Actions which involve mechanical, electrical or plumbing and all remodeling in your home require TLV City permitting.

CLFCA Architectural Approval:
arxclfc@gmail.com

TLV Permitting:
City Building Official
Jack Fryday (832)-474-8075

City Hall
500 Kirby Blvd.



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Capital Improvement Focus

Your Board has worked diligently to identify opportunities to maximize impact and limit costs associated with desired improvements. On the radar screen for the near term focus we have:

1. Monument repairs at Willow Hill
2. Tree pruning Baronridge Park
3. Replacement of the Scout Hut roof—necessary repair project
4. Monument repairs and Lighting replacement at Forest Lake entrance
5. Kirby Road fence line
6. Pool house improvements
7. Scout Hut interior repairs and maintenance

We are currently obtaining quotes and defining and refining the scope of work for these projects and look forward to reporting back to you as we move to the next steps on these projects.

There are many more items on the list following these items—but this short list provides a bit of insight into the needs and priorities which we have identified as near term needs and opportunities for improvement.



Website Update!

By the time you receive this newsletter you will notice that we have updated and refreshed our website.

Please check it out and look for updates and notices and

links for making dues payments, submitting architectural requests learning answers to some FAQ's at Clearlakeforesttx.com

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Log on and sign up to be-

come a member if you have not done so previously! Some information such as minutes are made available to homeowners under the member tab.

CLFCA BOD:

President: Gayla Delly
Treasurer: Margaret Sample
VP: Mike Robertson
Secretary: Lynn Windus
Parks & Entryways: Chris Keeling

Accounting:

Clfcatreasurer@gmail.com
P.O. Box 580083; Houston, TX 77258



Clear Lake Forest C.A.
Newsletter



Golf Cart Safety Regulations in CLF Current TEXAS State Laws



SAFETY A #1 CONCERN

Several Neighbors have asked questions and raised concerns about the Golf Cart usage in Clear Lake Forest. As a refresher and for your information the following excerpts from the TX state laws are included for your review.

carts do not require registration anymore for use on a public street.

The golf cart is defined by statute as a "motor vehicle" which means the operator of the golf cart must have insurance coverage for the golf cart and must have an operator's license issued by the Texas Department of Public Safety. (TRC Sec. 502.001, TRC Sec. 601.051, TRC Sec. 521.021)

Golf carts may be operated on a public street that has a posted speed limit of not more than 35 mph. It is permissible to cross at intersections of streets that have a posted speed limit greater than 35 mph. (TRC Sec. 551.404 (a) (2), TRC Sec. 551.405)

Golf carts operated under TRC Sec. 551.404 (a) must have the following equipment. (TRC Sec. 551.404 (b))

- HEADLAMPS
- REFLECTORS
- PARKING BRAKE
- TAIL LAMPS
- MIRRORS

Enjoy your golf cart journey in CLF - be safe and follow TX State Laws.

