

# Waterwood Neighborhood News

September 2022

## Calendar

9-19 WIA Meeting  
9-16 MUD Meeting  
  
10-8 Annual WIA meeting  
10-29 Halloween Fun  
11-5 Veterans Event

## **Links**

(Click to follow)

[Waterwood Website](#)

[Waterwood MUD](#)

[Waterwood Pictures](#)

[Classified Ads](#)

[Click here to place classified ads on the new website.](#)

**Waterwood Security**  
936-661-2800

**San Jacinto County Sheriff**  
936-653-4367

**WIA Office**  
936-891-7710

**Waterwood MUD**  
936-891-7182

**Waterwood VFD**  
936-755-0960.

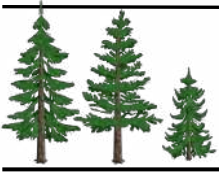
## 2022 Annual Meeting

The 2022 Annual Meeting is scheduled for 10:00am on October 8, 2022. All property owners are invited to attend. The meeting as in past years will be held at the Waterwood pavilion. At this meeting new Board members will be introduced and any election results will be announced. This meeting is an opportunity for property owners to ask questions of the Board. More information regarding the meeting will be announced as the date gets closer.

It has been a HOT HOT Summer and the swimming pool is definitely the place to enjoy the sun! Just a reminder, that there are no food or drinks within 3 feet of the swimming pool. Drinks (even those with lids) cannot be in the water or on the edge of the pool. Also, animals are not allowed in the pool area. Please keep in mind that there is no diving into the pool, no running around the pool and especially no running and jumping or doing flips into the pool. Most of all, remember there are cameras that are in the area and they are monitored seven days a week. We want everyone to enjoy a place to have fun and cool off but we just ask that you do it safely while following the rules.

Lisa Hayman  
Executive Director

**WIA has waterproof maps of Lake Livingston and surrounding communities for sale in the WIA office for only \$5 per map.**



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# Waterwood Neighborhood News

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September 2022

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## **Do you want to get involved in the community?**

Larry Maas, WIA Board President

**Do you want to get involved in the community but not ready to make a commitment to run for the Waterwood Board of Directors? Many residents and property owners aren't ready to commit to running for the Board but still want to get involved and make a difference for Waterwood. One way to do this is to join a Waterwood Board committee. Waterwood Board members volunteer for or are assigned as committee leads. Several committees would appreciate non-Board members be part of their committee. A few committees that could use assistance are, Maintenance, Social, Bylaws and Covenants, Fire and EMS, Collections and Strategic Planning.**

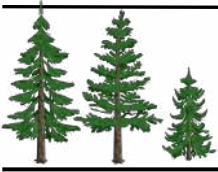
**Another committee that Texas state law requires non-Board members' make-up the entirety of the committee is the Architectural Control Board. Changes to the [Architectural Review Committees & Appeals – Texas Property Code 209.00505](#) effective September 1, 2021, dictated that "Directors [board members], their spouses and other members of their household may no longer serve on architectural review committees (ACC/ARC)". With this change to the statute, Board members were removed from the committee. The current members of this committee are now Kathy Samperi and Lisa Hayman. Additional members are needed as this committee has to cover the entire subdivision. Your help would be greatly appreciated.**

**If you wish to become a member of any of these committees, please contact the WIA office at 936-891-7710. Consider being a part of improving Waterwood by joining a committee.**

**GET INVOLVED, STAY INFORMED!**

**WIA MEETINGS ARE HELD THE THIRD MONDAY OF THE MONTH AT 9AM**

**MUD MEETINGS ARE THE THIRD FRIDAY OF THE MONTH AT 3PM**



# Waterwood Neighborhood News

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## WATERWOOD WOMEN'S LEAGUE MEETING

WED SEPT 14TH 10 AM

WIA CONFERENCE ROOM

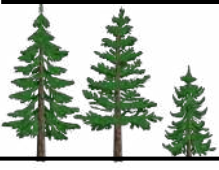


### MEETING AGENDA:

First Aid in Waterwood presentation and finalize Bingo plans.

Please bring a bottle of wine (\$12-15) for "Wine Pull," membership dues (\$25), AND any donation (goods or gift certificates) for BINGO.

*Did you know that 2 new clusters of Post Office Boxes have been installed? We have lots of vacancies so if you are needing a PO Box, just give Melanie a call at 936-891-5005. The fee is \$40 per year, billed in January and pro-rated by the month. Keys are \$10 each, up to two keys.*



# Waterwood Neighborhood News

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## From the Executive Director of WIA

This month I would like to take this opportunity to recognize someone who goes above what is needed to be a part of the WIA board. As most know, I have been an employee of Waterwood Improvement Association for 25+ years. The current board has worked extensively to make things happen in Waterwood. Waterwood is growing and we are very excited to see new people and growth in our community. The man leading the board, Larry Maas, has worked diligently on implementing a collection program that has resulted in a 40% increase in past due payments. This procedure isn't just a one page letter or a phone call. It has taken many hours to put it together and thousands of pieces of paper to get this percentage of delinquent dues that others have been subsidizing for years. My assistant, Kathy Samperi and I have had the opportunity to work side by side with Larry to make sure that every property owner is contacted so that WIA can collect dues. When you drive around and you see new things happening, road repairs, the fiber optic network, repairing storm drains, new houses being built, erecting a shade structure at the park, and many others, WIA has been able to contribute because of Larry's successful collection program. Larry is the driving force leading the board to encourage all of us to help Waterwood grow. He is positive and knows that new growth is what will keep Waterwood alive and has put it back on the map. In the WIA office, we get calls inquiring about Waterwood daily. The "secret" quiet community is no longer and we welcome new faces daily. So, I ask if you are out driving around on your golf cart admiring the beauty of Waterwood, or picking up your mail at the post office or walking the golf course or streets of Waterwood and you see Larry Maas, shake his hand or give him a HIGH FIVE. He is leading our community in a more positive way than I have been a part of in the last 25+ years. He is a true leader and has a heart for Waterwood.

**Lisa Hayman**

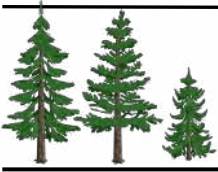
**Waterwood Improvement Association Executive Director**

### LOCAL AREA WEBSITES

<https://lake-livingston-texas.com/>

<https://www.trinityra.org/>

<http://waterwoodwia.hoaspace.com/>



# Waterwood Neighborhood News

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## Waterwood MUD

Roy Knapp, Board President

Precision has now been here for a month and the board members are impressed with what has been accomplished. Things are still settling down and all questions are being taken care of. Our last meeting the board was advised by Loren Morales from RBC about the tax rate for 2023. The board will take public comments and then vote to accept or not to accept the proposed rate. Other business will be addressing our customers questions and adjustments to water bills. The board members will consider all requests and vote then. Our next meeting will be September 16th. At 3:00 in the WIA meeting room. We encourage everyone to attend our meetings to ask questions and stay informed.

### **PRECISION UTILITY LLC ON-LINE PAYMENT IS NOW AVAILABLE**

In addition to mailing your payment or dropping it by the office, you may now visit [www.precisionutility.biz](http://www.precisionutility.biz) to pay on-line. Go to "Contact", then to "Pay my bill". There you will answer questions regarding your account. Your account title is your name exactly as it appears at the top of your latest water bill and your account # must be entered using all 15 digits with no dashes.

You can schedule your payment through our website or contact your bank and pay through them. All checks should be payable to WATERWOOD MUD NO. 1.

Please let us know if you have any questions.

Marla D. Fink

Customer Service Representative

Precision Utility LLC

936-891-7182 Huntsville Office

281-456-9825 Houston Office

Email: [service@precisionutility.biz](mailto:service@precisionutility.biz)

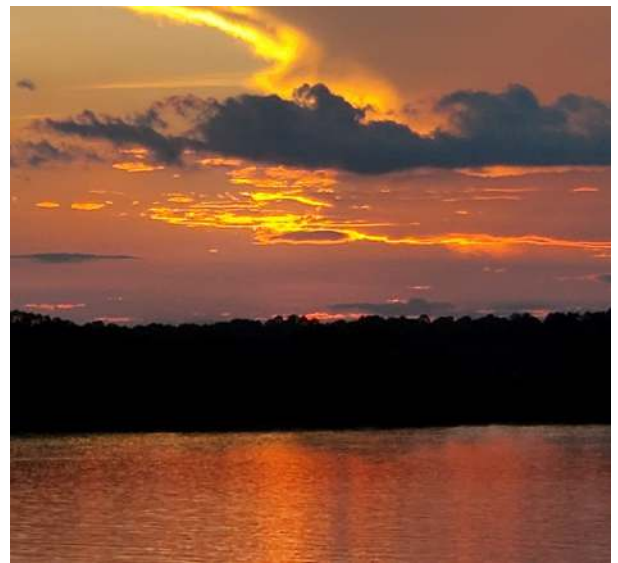
*Stop and take in some  
Waterwood and Lake  
Livingston beauty...*



Photo courtesy of Kevin Brashear



Photos courtesy of the Lindauer's

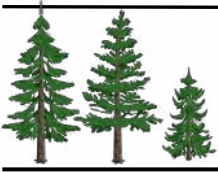


## FUR FAMILY CORNER

We Waterwoodians love our fur babies, some of which were dumped here and chose US to be their human. Consider it an honor to be a chosen human for something that has been mistreated by being dumped out in the elements to fend for themselves. That being said, meet Gus...he's been an official Waterwoodian for about a month now and his family already loves him. He is about 2, in great health, and has lots of energy and spunk. He is believed to be Border-Aussie so he spends a lot of time bumping and "herding" his people through the house.

If you have a furry family member you'd like us to feature, email us a photo in jpeg format along with his/her name to [news.waterwood@gmail.com](mailto:news.waterwood@gmail.com).





# Waterwood Neighborhood News

September 2022

## **ACB - Kathy Samperi / Lisa Hayman**

As summer comes to an end, all window unit violations will be enforced. The deed restrictions state:

***“No air conditioning condensing unit and fan, evaporative cooler or other object, which in the opinion of the Board is unsightly shall be placed on or above the roof of any dwelling or other building except where it is architecturally concealed from view in plans submitted to and approved by the Board and then only when, to the satisfaction of the Board, the same is not aesthetically objectional and is otherwise in conformity with the overall development of the community.”***

## Meet the Candidates and VOTE!

### **Dannie Byrd**

I am a registered professional engineer with a BS degree in petroleum engineering, specializing in drilling, workover, and completion operations in the oil field. For many years I have coordinated equipment and people to accomplish different tasks, and I have been the onsite supervisor of the operation.

I have been living in Waterwood over 12 years. I am an active member of the Waterwood boating club. I am also a Waterwood boat captain for the Waterwood Disaster Preparedness and Emergency Response Plan.

With the experience I previously mentioned I am sure I would be able to help the Waterwood Improvement Association, Inc. organize and accomplish different tasks for the community and for the people in the community.

### **Keith Caulfield**

I am a candidate for the Maintenance position on the WIA Board. My wife Cecilia and I have lived in Waterwood full time since 2018.

Since we arrived, I have volunteered for the Golf Association, WNGRA. During that time I have engineered and project managed two major irrigation projects, involving our pumps and related piping, and contributed significantly to repairing or replacing all three of the bridges on the course. I currently water the course every Tuesday morning as part of a volunteer team. (continued)

### **Keith Caulfield (Continued)**

By trade I am a Structural / Mechanical Engineer and a Project Manager. I worked in both the refinery business and the deep-water offshore oilfield all around the world. The largest Project Budget under my direct control was \$29,000,000. That project, like many others, was completed on time and met that budget exactly.

What can I bring to WIA? I hope to maintain the efficient, professional conduct of our maintenance program established by my predecessor, Rick Harlow, for starters. He has built productive relationships with most of our important contractors. I look to build upon that foundation.

WIA can expect a thorough, professional, and ethical approach to maintenance under my watch. I know how to obtain and evaluate competitive bids, and how to present them to decision-makers. You have my further commitment to “tell the truth to power” within the Board. Decisions made for maintenance purposes will be made with all the facts available, good or bad.

### **Melanie Cook**

I moved to the Waterwood subdivision in 1999 when my husband attained his Real Estate license and worked under the brokerage of Palmer Real Estate. After a few short years we purchased Palmer Real Estate & Management from Mr. Palmer. Over the years, we were able to purchase several rental properties which I now manage along with several other individuals' properties, all here in Waterwood. I have a deeply vested interest in Waterwood and care about its inner workings.

The experience I bring to the table is a hands-on, practical knowledge of Appraisal Districts, Homeowner Associations, Deed Restrictions, By-Laws, property sales and management, managing a business and personalities, along with all the other responsibilities of business ownership. I have extensive experience with reading, understanding, completing, and applying contract language, which is necessary when working as a representative of, and advocate for, residents of a community. Also, I value my professions' Ethics Codes of confidentiality, honesty, fairness, accountability, and transparency and believe it to be crucial as a Director of any Board. Being previously employed for 20+ years as an Interpreter for the Deaf (15 of 20 years working as an Interpreter/Counselor in a TDCJ Substance Abuse program) taught me how important it is to be empathetic and intuitive and to “play out the tape” before any decisions are made. In every decision as a Director of the WIA Board, it is important to keep EVERY resident in mind.

### **Travis Jowers**

As a former Project Manager for Texas Department of Transportation (TXDOT), I believe I have ample experience with overseeing multiple projects at a time. Also, as an Oil and Gas and Right of Way Agent/Landman, my knowledge in Title and Land Rights would surely come in handy as well.



### **Larry Maas**

My wife Debbie and I have been property owners in Waterwood for over 11 years. We moved to Waterwood permanently in December 2015. My work experience is in finance, accounting and auditing and after a 34-year career, I elected to retire in December 2014.

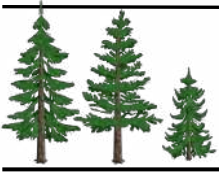
The past 3 years I have served as the WIA President and as the WIA Audit/Finance Chair. Over these 3 years I have worked closely with members of the Board on improvements to the community. A few of these improvements have included significant road repairs, clearing easements and rights-of-ways, repairing storm drainage, assisting Waterwood MUD to get onto better financial footing, erecting a shade structure over the playground, working with Trinity River Authority to require the marina bulk head be replaced at the boat ramp (paid for by the marina owner), implemented a Waterwood Disaster Preparedness Plan, contracted with Global Executive Protection to provide 24/7 professional security services in Waterwood, negotiated and contracted with LCS FiberCom to construct a fiber optic network throughout Waterwood, getting approval by a vote of the Waterwood property owners the Waterwood Improvement Association Rules and Regulations and Waterwood Policies for Residential Lots, replacing the old Waterwood website with a new, improved and more user friendly web page, established the Waterwood Volunteer Fire Department financial records in Quick Books and increased collection of property owner annual HOA charges by 40%. These improvements could not have been achieved without the personal time and hard work of the WIA Board members and the WIA staff.

There is still much more work to be done. With your support and your vote, I look forward to another productive term serving on the WIA Board.



**Never doubt that  
a small group of thoughtful,  
committed citizens  
can change the world; indeed,  
it's the only thing that ever has.**

**~ Margaret Mead ~**



# Waterwood Neighborhood News

## September 2022

Winging it through Waterwood

### From tiny to mighty, watch for migrants on the move

By Ruth Massingill

Although it still feels like summer in Waterwood, nature is on the move as birds and monarch butterflies begin their fall migration southward.

Some birds such as cardinals, chickadees, bluebirds and mockingbirds don't fly south for the winter, and they will continue to visit your yard feeders and berry-producing shrubs. But two-thirds of the bird species found in the United States migrate to areas where food is more abundant, the climate is milder or the daylight hours are longer. Those migratory birds need fuel such as seeds, berries and insects, so you may see them as they make a rest stop in our area.

Texas is a major flyway for migrating birds, so expect some unusual visitors. Do not worry about your feeders delaying the migrants; when nature tells them it is time to move on, they will do so. In the meantime, during the September to November fall migration, our bird population will be much greater than during the summer months.

However, since Texas (usually) has mild winters, some migrants stay all winter. An interesting example of this is the many species of hawks to be found in Texas. There are up to two dozen species of hawks living in the US, and at least 14 of these hawks can be found in Texas.

Migratory hawks travel up to 12,000 miles each year in large flocks, or kettles, fleeing the winters of Canada and northern states. Some pass through Texas on their way to Central or South America, but others winter in Texas. If you want to identify your hawk sightings, here is an article with photos of the [14 species of hawks in Texas](#).

To begin your search for Texas hawks, you might start with some of the most common hawks in Waterwood: Red-tailed, Cooper's and Red-shouldered. All three of these live here year-round, but the Red-tailed are more numerous in winter, when birds from the far north arrive to spend the winter with the natives. Hawk females are larger than the males, which is the opposite of many bird species.

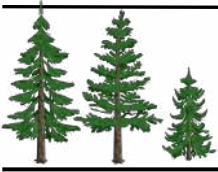


**Red-Tailed Hawk**

**Red-tailed Hawks** are rich brown above and pale below, with a streaked belly. The short, wide tail is pale below and cinnamon-red above. Large females seen from a distance might fool you into thinking you're seeing an eagle since hawks are in the same family as eagles and kites.

Although Red-tailed Hawks are the most common hawk in North America, you probably won't see them in your yard since they eat mostly mammals such as mice, rabbits and squirrels. However, you have most likely heard their thrilling, raspy scream from high in a tree. Also look for them on fence posts or circling high overhead.

Mated pairs typically stay together until one of the pair dies. Red-tailed Hawks sometimes hunt as a pair, guarding opposite sides of the same tree to catch tree squirrels.



# Waterwood Neighborhood News

## September 2022



**Cooper's Hawks** are much more likely to visit your yard, especially if you have bird feeders, since they dine on other birds, especially pigeons and doves. Smaller than the Red-tailed, Cooper's Hawks are distinctive in appearance: Adults are steely blue-gray above with warm reddish bars on the underparts and thick dark bands on a long tail. Look also for a black cap and a red eye.

A Cooper's Hawk captures a bird with its feet and kills it by repeated squeezing. They've even been known to drown their prey. Males are submissive to the larger females, building the nest, then providing food to the females and young. But, since the males are much smaller than their mates, life can be uncertain; the danger is that female Cooper's Hawks eat medium-sized birds!

### Cooper's Hawk

The **Red-shouldered Hawk** has a range in southern and eastern Texas, as well as most of the eastern half of the United States. They are considered medium sized hawks and are a bit smaller than red-tails. Red-shouldered Hawks can be identified by their reddish-brown breast and dark/white checkered wings.

Like the Red-tailed Hawks, they like to perch high on wires and in treetops looking for small mammals, reptiles, amphibians and occasionally other birds. The great horned owl is known for stealing baby Red-shouldered Hawks out of their nest and eating them.

Migrating hawks usually travel during the day, so they are easy to spot and can avoid collisions with cables, buildings and other obstacles. However, many birds that live in thick vegetation such as waterbirds, cuckoos, flycatchers, thrushes, warblers, orioles and buntings migrate at night, using the stars to determine their bearings.



### Red-Shouldered Hawk

Unfortunately, birds are attracted to light and are disoriented by brightly-lit buildings. In the US alone, up to one billion nocturnal migrant birds die from collisions each year. As a result, Texas' bird populations are declining. To combat this trend, the state-wide [Lights Out for Wildlife](#) program urges everyone to dim or turn off non-essential lighting during peak migration (Sept, Oct & Nov / Mar, Apr & May) from 11 pm to 6 am. You can certify your home or business at the link above.

Now that fall migration is underway, keep an eye on the sky and be on the lookout in your yard for visitors from afar. Happy birding!

**Fun Fact:** The Red-tailed Hawk's shrill call sounds exactly like a raptor should sound. At least, that's what Hollywood directors seem to think. Whenever a hawk or eagle appears onscreen, no matter what species, the high-pitched cry on the soundtrack is almost always a Red-tailed Hawk.

Share bird stories with Ruth at: [ruthmassingill@yahoo.com](mailto:ruthmassingill@yahoo.com)



**American  
Heart  
Association.**



Come and learn how to push hard and push fast your way to a CPR certification! Heart disease is the number one killer of men and women in the United States. Early detection and intervention could be the contributing factor to saving a life.

Learn to recognize life threatening bleeding and how to properly intervene. From identifying types of bleeding, packing a wound, to accurate placement of a tourniquet, this hands-on class is a great way to prepare yourself if an emergency arises.

My name is **Kaitlin Cook** and I am the Vice President of the San Jacinto County First Responders. My goal is to get as many SJC citizens educated and trained in CPR and bleeding control. San Jacinto is a very large county, which means it could be a while until help arrives. Take the steps now to educate you and your family on emergency procedures.

**Below you will find class descriptions and prices.**

**CLASSES:**

**BLS-** CPR for Healthcare Providers \$50 per person

**Heartsaver CPR AED-** CPR course for individuals with little to no medical training who need a completion card for their job. \$50 per person

**Family and Friends CPR-** This course is a hands-on informative class that does not certify you. You will receive a course completion card at the end. Great for parents, grandparents, kids, and community members. \$20 per person. \*Get a group of 10 together and price will go down to \$15 per person\*

**Stop the Bleed-** Free to the public. Max class size is 20 individuals.

**Contact Kaitlin Cook by:**

Email- [sjcfresponders@gmail.com](mailto:sjcfresponders@gmail.com)

San Jacinto County First Responders



## Fiber Optic Network Update

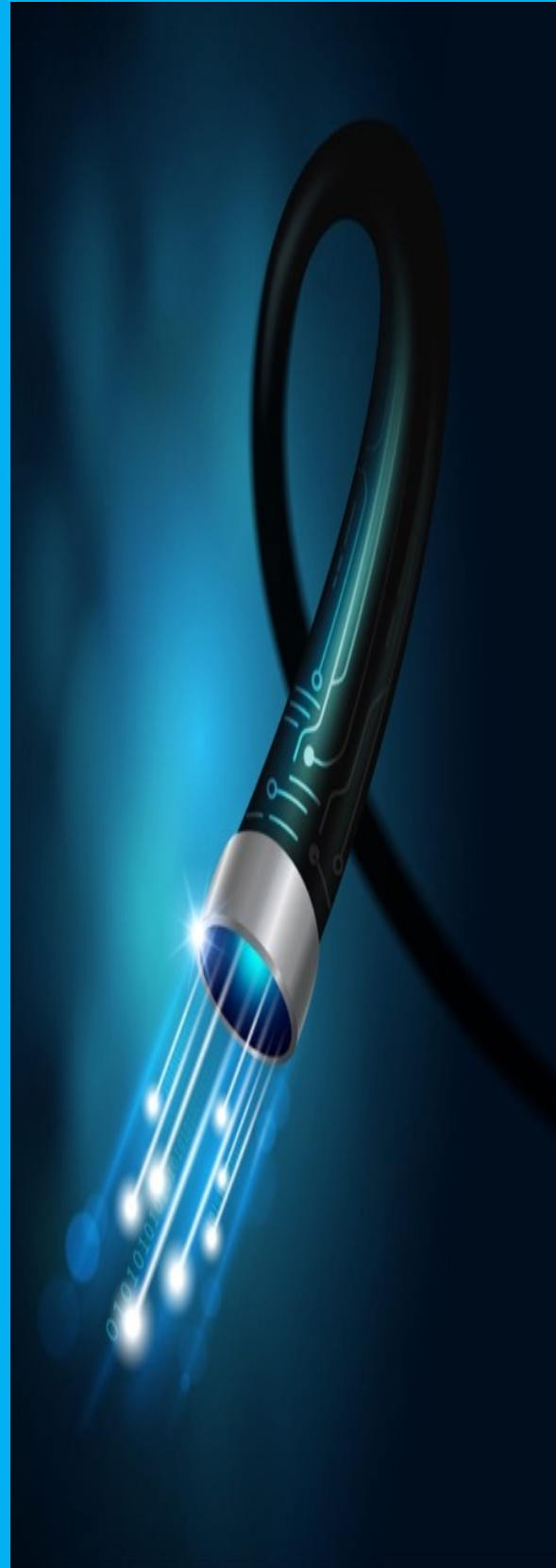
Hello Waterwood,

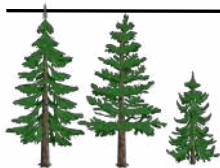
I wanted to give an update on our progress and pass along some other information about the project. To start off, I would like to take a minute to thank a few people that this project would not have succeeded without. The vision and hard work of Larry Maas (WIA Board President), Lisa Hayman (WIA Executive Director) and Lynn Spencer (Former WIA Board Member) were instrumental in making this project successful. The many hours they volunteered over the past two years to bring improved services to Waterwood often go overlooked. Larry and Lisa continue to provide oversight and guidance each month as we work through the construction phase. I have rarely seen a POA be so proactive in bringing change for their residents. So to Larry, Lisa, and Lynn...Thank you for being great partners.

I would also like to take a minute to refresh information that was posted at the beginning of this project but continues to be a point of confusion. Utility Easements are areas of your property that have been deeded specifically for utility providers to use at their leisure to install service to or beyond your property. Most lots in Waterwood have utility easements around all 4 sides of the lot for this purpose and have since prior to you buying your property. While we will attempt to minimize the intrusion or disruption of your use of those easements, the primary legal control of those areas are to, and for, the utilities. Under Texas Law, the property owner is subservient to the utilities and cannot obstruct or delay use of those easements. With that said, if you feel that an area was not returned to a generally pre-construction state after our construction has been completed, plus 30 days, please contact me and I will meet with you to discuss.

Construction is currently proceeding along Latrobe and should continue up Doral to Bay Hill as well as to La Jolla in Country Club Estates 3. Once these main lines are installed construction will proceed into the individual areas and roads off those lines. We are focusing more on conduit and cable installation than connections at this point because the good construction weather will turn less favorable as the winter approaches. We are currently connecting customers in Whispering Pines 1 and will proceed with that into September. Primary construction in Lake View Estates has been completed and connections will begin there, estimated in October once the main line has been installed to Doral. To date we have installed over 18 miles of cable for this project. Construction on the West side of 980 is well over 90% complete. The only remaining areas to build are the sparsely populated back areas in Whispering Pines 2 and one small line in Whispering Pines 1. We are generally on schedule from the originally predicted timelines for this 2-year project.

**Jamie Groskopf**  
LCS Fibercom, LLC





# Waterwood Neighborhood News

September 2022

**SAVE THE DATE!**

## Waterwood Halloween Hayride

Join us for FUN this Halloween—October 29, 2022 at the Palmer Real Estate & WIA parking lots from 5:30-9:30 pm.

Fun for every age!

More details to come in October's Newsletter and Facebook!

**Water Yoga - Starting August 1st  
Every Monday & Friday 9 a.m. - 10 a.m.  
at the Waterwood Pavilion**

**Cost: \$10 drop-in (or) \$30 for 2 weeks**



**Take a second class for only \$3  
Chair Yoga on Mondays  
Chair Pilates on Fridays  
8 a.m to 9 a.m.**

**Taught by Susanne Sharrard,  
Certified Yoga Teacher  
936.355.1536**

WATERWOOD WOMEN'S LEAGUE

# BINGO NIGHT

AUCTION AND  
WINE CORK PULL FUNDRAISER

**WINE NEEDED BY 10/20!**

**DONATE bottles BEFORE 10/20**

**SATURDAY  
OCT 22**

**WATERWOOD PAVILION**  
1 Waterwood Drive  
Huntsville, Texas 77320

100% OF MONEY RAISED IS USED TO FUND  
COLLEGE SCHOLARSHIPS FOR LOCAL STUDENTS

ITEMS ARE REQUESTED PRIOR TO THE EVENT  
FOR MORE INFORMATION OR TO SCHEDULE PICK UP CONTACT  
Julie Gras 832.654.0080 • Christel Butler 281.300.8844 • Vicky Gomez Dick 713.705.4263

*“Be more concerned with your character than your reputation, because your character is what you really are, while your reputation is merely what others think you are”*

John Wooden

*“Weak people revenge. Strong people forgive. Intelligent people ignore”*

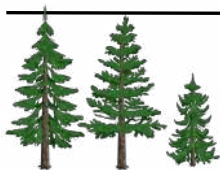
Albert Einstein

*“There are three kinds of men. The one that learns by reading. The few who learn by observation. The rest of them have to pee on the electric fence for themselves”*

Will Rogers

*“The difference between stupidity and genius is that genius has its limits”*

Albert Einstein



# Waterwood Neighborhood News

September 2022

## San Jacinto County Early Voting Location & Schedule

*(Lugar y Horario de Votación Anticipada del Condado de San Jacinto)*

**November 8, 2022**

*(8 de noviembre)*

**General/Joint Election**

*(Elección General/Conjunta)*

### Location for Early Voting Polling Place

*(Ubicación del lugar de votación anticipada):*

**Elections Administration Building (MAIN LOCATION)**

*Edificio de Administración de Elecciones*

**51 E Pine Ave.**

**Coldspring, TX 77331**

### Early Voting Dates & Times

*(Fechas y horarios de votación anticipada):*

Monday, October 24<sup>th</sup> (8:00 a.m. – 5:00 p.m.)

*Lunes, 24 de octubre 8:00 a.m. - 5:00 p.m.*

Tuesday, October 25<sup>th</sup> (7:00 a.m. – 7:00 p.m.)

*Martes, 25 de octubre 7:00 a.m. - 7:00 p.m.*

Wednesday, October 26<sup>th</sup> (8:00 a.m. – 5:00 p.m.)

*Miércoles, 26 octubre 8:00 a.m. - 5:00 p.m.*

Thursday, October 27<sup>th</sup> (8:00 a.m. – 5:00 p.m.)

*Jueves, 27 de octubre 8:00 a.m. - 5:00 p.m.*

Friday, October 28<sup>th</sup> (8:00 a.m. – 5:00 p.m.)

*Viernes, 28 de octubre 8:00 a.m. - 5:00 p.m.*

Saturday, October 29<sup>th</sup> (7:00 a.m. – 5:00 p.m.)

*Sábado, 29 de octubre, 7:00 am.- 5:00p.m.*

Sunday, October 30<sup>th</sup> (Closed)

*Domingo, 30 de octubre, cerrado*

Monday, October 31<sup>st</sup> (8:00 a.m. – 5:00 p.m.)

*Lunes, 31 de octubre 8:00 a.m. - 5:00 p.m.*

Tuesday, November 1<sup>st</sup> (7:00 a.m. -7:00 p.m.)

*Martes, 1 de noviembre 7:00 a.m. -7: 00 p.m.*

Wednesday, November 2<sup>nd</sup> (8:00 a.m. – 5:00 p.m.)

*Miércoles, 2 de noviembre 8:00 a.m. - 5:00 p.m.*

Thursday, November 3<sup>rd</sup> (8:00 a.m. – 5:00 p.m.)

*Jueves, 3 de noviembre 8:00 a.m. - 5:00 p.m.*

Friday, November 4<sup>th</sup> (7:00 a.m. – 7:00 p.m.)

*Viernes, 4 de noviembre 7:00 a.m. - 7:00 p.m.*





# BLASTS FROM THE PAST

## Glimpses of Waterwood History

Snippets from the Archives of Waterwood

1977

### A Candid Conversation With Ray Brunson About Waterwood Home Building

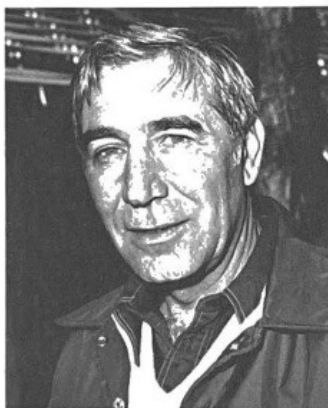
Ray Brunson is Waterwood's Housing Production Manager. Associated with Horizon Corporation for the last six years, and an electric utility company for the previous eight years, Brunson has been active in all phases of residential development. Immediately prior to joining Waterwood, he served as Project Manager of Arizona Sunsites, Horizon's 47,000 acre development in southeast Arizona.

**Q.** As Housing Production Manager of Waterwood, what are your responsibilities?

**A.** Initially, my responsibility was to play a catch-up game of getting the houses built that had already been sold. We are almost caught up. At this point there may be six to eight houses sold out in front of our actual contract letting for construction. And secondly, to get involved in the planning and development of new housing concepts for Waterwood, carry the plans through by actually getting the houses built on the various sites and making them available through our sales force here at Waterwood.

**Q.** You speak of new housing concepts. Do we have any new building coming into Waterwood, and what do you foresee for this spring?

**A.** We already have new building in Waterwood. Ray Johnson, a builder from Huntsville, is constructing 18 units in Greentree XI. Recently, we contracted with Charles Holbrook, president of Meridian Management, Inc. of Dallas to build prototype units and possibly 16 additional units in an area of Whispering Pines II adjacent to the present patio homes. Houston builder Bob Robertson, is also planning "Tennis Condominiums" for



*Ray Brunson, Waterwood Housing Production Manager*

Whispering Pines III.

Housing we are considering for spring includes townhouses along Fairway 1. Plans call for two-story townhouses with two and three bedroom models available. We envision them to be constructed in groups of five, with the units staggered so that each unit has an unobstructed view of the golf course. So you can see, substantial activity is anticipated this spring.

**Q.** The fastest selling houses we have at Waterwood are the Weekenders. I know there are plans to expand in this area. Would you elaborate on this for us?

**A.** True, our Weekender program is probably the fastest growing program that we have and one that we are paying a great deal of attention to at this point. We are in the process of developing the remaining lots in Greentree XI, so that we will have building space for the program.

In addition, we have developed the Pinehurst—a larger Weekender to be built anywhere in the Country Club area. A model of this unit has been

completed and is open to visitors.

A scaled down model of the Executive Weekender has also been developed to be built in the Whispering Pines II area, and this version has been constructed and is open. We also have a small tract of land that overlooks two fairways and Waterwood Bay on a wooded hill which we think is an excellent site for what we now call the "Super Weekender".

I think this will also be very popular. And all of the Weekenders are designed for low maintenance.

**Q.** What is National Homes' connection with our building program?

**A.** National Homes, specializing in panelized construction, where sections are built in the factory and shipped to the site, was brought here by Palmetto Construction. They have been working very closely with our architects to develop panelized structures for use in other homes. Panelized construction doesn't necessarily result in lower building costs, but it does afford stronger structures at a high standard of quality which may be assembled much faster.

**Q.** By late spring, how many new homes do you think will be under construction?

**A.** By late spring our construction total should number 40-50 homes at any given time, and very possibly by mid-summer could be up from that. Prices will range from under \$25,000 and up, including the lot.

**Q.** What kind of future do you foresee for the home building industry?

**A.** I think that the home building industry is going to see a very healthy period of growth in 1977, and Waterwood is in a good position to deliver a large number of homes on the market.

# Classifieds

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