

News at The Point

Fall 2015

Letter from your Board of Directors

Hello and Happy Fall!

It was wonderful to see all the Co-Owners who attended the 2015 Point Co-Owners Meeting held on August 22nd at Walden Community Church. We had a total of 34 unit represented either in person or via proxy. Unfortunately, we were 3 units short to have a quorum. Thank you to all the Co-Owners who participated either in person or via proxy! We know that everyone is busy and hope that our next meeting will have even more in attendance.

Repair work as begun along the exterior walkways of B-building near the elevator. This work will address the damage to the covered walkways and flooring along the 1st and 2nd floor, as well as the surface and sub-surface drains on all three floors caused by the heavy rains last Spring.

In addition, an exterior cover has been approved which will extend from the B-building glass door leading to the stairs from the interior of the property grounds. This cover will address the water that enters the building through the glass door when it rains and causes damage to the cement flooring and carpet.

Handy Info

...

Sheriff's Department's
Non-Emergency Number:
936-760-5800

In case of emergency: 911

Entergy Electricity:
800-368-3749

Lake Conroe Medical Clinic:
936-582-2825

The Yacht Club:
936-582-4222

Suggestions for Future
Newsletters:
NEW EMAIL ADDRESS
thepointatwalden@outlook.com

Our Website:
www.thepointatwalden.net

2016 Assessment Dues, PrePay Discount, and Statements

As reported at the Co-Owner's meeting, The Point assessment dues will not be raised and will remain the same for 2016. Coupons books for the 2016 assessment fees will be mailed within the next month or so. Keep in mind that if you prepay the annual amount by January 31st, you receive a 2% discount! There is no discount allowed if the annual payment is received after January 31st. A late fee of \$25.00 will be assessed if the monthly payments are received *after* the 10th of each month. Co-Owners who become delinquent will be notified after 2 months and receive a quarterly statement by the Point Office. You may continue to use the "Office" mail slot to make payments for monthly property assessment fees.

Parking Garage at The Point

Per the Rules, Regulations, and Guidelines "the parking garage under Building B is for the exclusive use of the owners and occupants of Units within Building B...." There are several rules for those owners and occupants who park in the garage. There is only 1 vehicle to be parked in the parking garage per unit at any given time. Any additional vehicles must be parked outside in the parking lot. For those vehicles parking in the parking garage, a parking decal issued by The Point office must be prominently displayed. For those Units with renters or guests, please make sure you provide the renter with parking decal for the Unit. Should you choose not provide the renter with the parking decal, they will not be allowed to park in the parking garage during their stay. Please review Section V of the Rules, Regulations, and Guidelines for The Point at Walden for complete parking guidelines.

Violation Fees

As of November 1, 2015 the violation fee assessed by management has increased to \$50.00. Units found in violation of the property Rules, Regulations, and Guidelines will be assessed . To view a copy of the Rules, Regulations, and Guidelines please refer to The Point's website - thepointatwalden.net under the Co-Owner Info tab, labeled as Rules and Regulations. The Violation Fees are located in Section XIV.

New Suggestions Box

A new Suggestions box is located at the Office door for owners to drop off any repair or improvement suggestions. If you see improvements or repairs that need to be addressed, please drop a note into the Suggestion box or feel free to send an email to thepointatwalden@outlook.com.

Wishing everyone a safe and happy Thanksgiving!