

Welcome to Memorial Point!

A DEED RESTRICTED COMMUNITY

**This Packet contains Contact Information and
Information on Memorial Point Amenities, Bylaws
and Deed Restrictions.**

**Please read through it and keep it handy for a quick
reference guide.**

**Any correspondence should be sent to
106 Echo Lane Livingston, TX 77351**

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PHONE NUMBERS

M.P. Office.....	936-566-4147
Office Fax.....	936-566-4147
Information Center.....	936-566-4146

EMERGENCY NUMBERS

Fire.....	911
Scenic Loop Volunteer Fire Department.....	936-967-4855
Sheriff's Department.....	936-327-6810
Police.....	911
Ambulance:	
Goldstar EMS.....	936-327-0123
Lone Star EMS.....	936-327-9024

UTILITY NUMBERS

Memorial Point Utility District (Water)	
Billing.....	936-433-4511
Water Leaks.....	936-566-4273
Sam Houston Electric Cooperative (toll free)	800-458-0381
Livingston.....	936-327-5711
Lake Livingston Telephone	
Billing.....	936-566-4242
Service.....	936-566-4165
Polk County Citizens Collection Station (Trash Dump) ...	936-327-6829
190 West & Walding Rd (across from Pickard Rd.)	
7 Days a week, 7 A.M. to 6 P.M except holidays.	

OFFICE & INFORMATION CENTER

The Information Center is open Monday through Saturday 8:00 a.m. to 4:00 p.m.

The Business office is open Monday – Wednesday – Friday 8:00 a.m. to 4:00 p.m.

ADMINISTRATIVE AND EXECUTIVE OFFICERS

Board Members:

President	George Moran
Vice President (Deed Restrictions)	Paul Teeters
Secretary/Treasurer	Shirley Bond
Security/Information Center	Mike Brown
Maintenance	Scott Harris
Maintenance Foreman:	Mark Reynolds
Office Manager:	Margaret Foster
Information Center Supervisor:	Nancy Sutterfield
Information Center Employees:	Shirley LeJeune Danita Stallings

GENERAL INFORMATION

M.P. ENTRY & SECURITY

The front entrance gate is open from 8 A.M. to 4 P.M., Monday thru Saturday. For non-stop drive-through daytime entry a Memorial Point windshield decal is necessary. For night-time entry, all Property Owners are given a code to open the security gate. A remote-control gate opener is also available upon payment of a deposit.

Windshield Decals:

- Available to all Property Owners and Renters with a valid lease/purchase agreement. Applications are available at the Information Center.
- The application requires the license plate number, make, model, type and color for each vehicle.

For any questions or for applications or gate openers please contact the Information Center at 936-566-4146.

Vandalism, Criminal Activity, or Fire:

Call the Sheriff's Department directly and report the incident, then notify the M.P. Information Center for our records. For Fire call 911 or the Scenic Loop Fire Department.

MEMORIAL POINT FEES & AMENITIES

There is a Maintenance Fee of \$43.00 payable monthly or \$129.00 quarterly and an Annual M.P. Membership Fee of \$25.00. The fees are for upkeep of the pool, tennis courts, streets, trash pickup, clubhouse, apartments and other M.P. amenities. All Property Owners are urged to keep the fee payments current so to preserve your use of Memorial Point amenities.

Safety is the responsibility of you, yourself, children, and guests - the MPPOA assumes no responsibility for injury or property damage while using the M.P. Amenities.

BOAT LAUNCH

The Boat Launch Ramp is free and open to Property Owners and Renters. Please be safe!

TENNIS COURTS

The Tennis Court area is open for the use of all Property Owners, Renters and their guests for tennis, volleyball, basketball, etc. Please use in a safe manner!

PLAYGROUND

A beautiful playground and picnic area is in front of the Clubhouse for the use of all residents and guests. Please watch your children and please be safe!

SWIMMING POOL INFORMATION

The Swimming Pool normally opens Memorial Day weekend and closes Labor Day weekend, however opening and closing may be extended depending on weather and usage. The pool is open Tuesday through Sunday and closed Monday for maintenance except for Holiday weekends.

WARNING! The pool does **NOT** have a **LIFEGUARD!** You are totally responsible for the safety of you, your family, and guests. The MPPOA Assumes no responsibility for injury or for damage to property when using the pool.

CHILDREN! All children under age 14 must be accompanied by an adult 18 years or older.

POOL KEY: To discourage unauthorized use, the pool is equipped with a locked gate and the Information Center has the Pool Keys for distribution. A \$20.00 refundable Key Deposit is charged and only Property Owners fully paid up on Maintenance Fees may obtain a Pool Key. The pool gate lock is changed each year, and a new key is available at the Information Center in exchange for your old key.

Renters must have a signed Property Owners Acceptance of Responsibility form from your landlord, or pay a \$100 refundable deposit and a \$20.00 refundable Key Deposit. Adult children of key holders are considered members and have the same pool privileges.

An Orientation on Pool Rules and Regulations will be given at the Information Center when you receive your new Pool Key. The pool regulations are also posted at the pool and are on the Memorial Point Website: www.memorialpointpoa.com.

POOL SAFETY RULES AND REGULATIONS

WARNING! The M.P. Pool does **NOT** have a **LIFEGUARD**

1. Memorial Point does not provide supervision or a lifeguard. It is your responsibility for the personal health, safety and the non-destructive conduct of your family and or guest in the swimming pool area. The MPPOA is not responsible for any injury.
2. Guests must be accompanied by a member pool key holder at all times.
3. On entry please sign in and record your key number. Record names of household members and guests (4 guests' maximum).
4. Illegal entry will be treated as trespassing.
5. All children under age 14 must be accompanied by an adult 18 years or older.
6. Babies and toddlers who are not potty trained must wear swim diapers.
7. No cut offs in the pool.
8. No running around the pool.
9. No glass in or around the pool area.
10. No food or drinks in the pool (must be consumed at the tables).
11. No alcohol allowed in the pool area.
12. No pets in the pool area.
13. If the pool is crowded large floatation devices are not allowed.
14. No standing or walking on divider between the kid's pool and the main pool.
15. No smoking allowed in the pool area.

Please obey the pool safety rules which are designed to help alleviate safety hazards and damage to the pool equipment.

Our community consists of people of all ages, and everyone is expected to respect and to extend ordinary courtesy to others while in the pool area.

POOL HOURS

Monday	Closed except for holidays	
	<u>ALL AGES</u>	<u>LADIES ONLY</u>
Tuesday	11 a.m. – 9 p.m.	9 a.m. – 11 a.m.
Wednesday	11 a.m. – 9 p.m.	9 a.m. – 11 a.m.
Thursday	2 p.m. – 9 p.m.**	9 a.m. – 11 a.m.
Friday	9 a.m. – 9 p.m.	
Saturday	9 a.m. – 9 p.m.	
Sunday	9 a.m. – 9 p.m.	

**The pool is reserved every Thursday from 12-2 p.m. for Toddlers through Age 5 and their parents.

CLUBHOUSE RENTAL

The Clubhouse is available for use of Property Owners in good standing, and Renters if the Property Owner agrees to be responsible for problems or damages. There is a fee of \$50.00 for the first four hours and \$50.00 for each additional two hours. A \$200.00 cleaning deposit is required and is refundable if the facilities are left in good condition.

APARTMENT RENTAL

Two Apartments are available to owners for their guests.

The Large Apartment is a Suite with full kitchen, dining area, and a living area with cable tv. There are two queen size beds in the

bedroom, and both couches in the living room make into queen size beds. There is also a rollaway bed in the walk-in closet. This apartment rents for \$85.00 per night with a two-night minimum. *

The Small Apartment has a large room with a double bed, a single bed and a large walk-in closet with a rollaway bed, and a full bath with a separate dressing area. It has a small refrigerator, coffee maker, microwave and cable tv. This Apartment rents for \$50.00 per night with a two-night minimum. *

Bed and bath linens are **NOT** furnished for either Apartment.

A fully refundable \$200.00 cleaning deposit is required on each Apartment.

*There is a two-night minimum unless you rent both Apartments or rent one Apartment and the Clubhouse.

RENTAL PROCEDURE

For reserving the Clubhouse and or Apartments please contact the Information Center or the M.P. Office Manager at (936)566-4146. Rental forms should be completed to make your reservations. At the time of the reservation two checks are required payable to the MPPOA for the deposit and the usage fee. These checks will be held until after the event. An orientation will be given on Clubhouse and Apartment Rules at the Information Center when you receive your Clubhouse and or Apartment Keys. In addition, Clubhouse and or Apartment Rules can be found on the Website: www.memorialpointpoa.com. An Alphabetical Guest List is needed at the Information Center prior to the event. The Information Center personnel will use this list for admittance into the subdivision as well as the recording of license plates of each guest. For evening events or events happening when the Information Center is closed a special gate code will be issued for Guests to operate the gate.

After the event, the Memorial Point Maintenance Supervisor will check to ensure the premises were left in good condition. The

deposit check will then be returned to you and the usage fee check will be deposited.

DEED RESTRICTIONS & ARCHITECTURAL APPROVAL

All Property Owners must adhere to the Deed Restrictions for Memorial Point. A copy is enclosed, or another can be obtained at the Information Center or on the Memorial Point Website:

www.memorialpointpoa.com.

An Architectural Approval Form must be obtained and submitted to for Board approval for new construction, additions or major changes made on any property.

For example:

- New home construction
- Room additions
- Boat houses
- Retaining walls
- Fences
- In-ground pools
- Outbuildings

It is the responsibility of the Owner and any Contractor or Consultant employed by the Owner to determine that the proposed improvements are structurally, mechanically, and otherwise safe and that it is designed and will be constructed in accordance with the Covenants and Restrictions applicable to the Lot. The Home Improvement Approval Forms can be obtained at the Information Center or on the Memorial Point Website:

www.memorialpointpoa.com.

GARBAGE PICK UP

The community provides garbage pick-up service every Monday and Thursday. Please do not set your garbage out before the day of pick-up as crows and varmints may open bags and scatter it.

Garbage should out at the street before 9:00 A.M.

The service will only pick up bagged household garbage.

Grass clippings or tree limbs cannot be picked up.

Torn or open bags and scattered garbage cannot be picked up.

Boxes must be broken down.

Please move empty trash containers from the street the day of pick up.

Non-garbage items may be taken to the Polk County Citizens Collection Station, 190 West & Walding Rd (across from Pickard Rd.) 936-327-6829.

OTHER INFORMATION

Respect for all members of each and every family will add to the desirability, enjoyment, and continued success of the community.

The Board of Directors of Memorial Point Property Owners Association meet monthly, generally on the second Friday of the month. The meeting is at the Clubhouse at 7:00 P.M and everyone is Welcome. The Meeting Notice and Meeting Agenda are posted at the Front Gate in the Information Center Window and the Meeting Notice as well as the Meeting Agenda are also sent out via Email.

If you have an issue or concern you would like to bring to the attention of the Board, please contact the Office Manager at 936-566-4147 to get on the Agenda for the meeting.