



Newsletter Notes by Karen Kinerk, President

We are into perhaps the busiest time of the Village year. The Board is putting the finishing touches on the 2013 budget and preparing for the Annual Meeting set for Sunday, December 9 at 3:30 P.M.

At the November 5 meeting, the Board will make some decisions on "wish list" projects (see additional article in newsletter) for the next year while approving the upcoming budget. Please note the change of meeting date. We moved it up a week in order to have the time to send out the annual meeting notice. We also moved it from Tuesday to Monday because of election night.

After the meeting, the Board will begin to put together the Annual Meeting notice. **Included in the notice will be the ballot for Directors and information about any business that will be conducted.**

There were a number of you who indicated that you were willing to receive this notice electronically. You will receive this Annual Meeting notice through your current email. If you have changed your email address, make sure we are aware of the change. If for some reason you do not receive your notice,

check our website (www.villageofwestlakes.com). All information will be posted there.

The repairs for the damage done at the Clubhouse from the hailstorm have been completed. We are in the process of having the work at the pool finished. Fortunately, we have been able to open the pool for swimmers willing to brave the unheated water! The heaters may not be used until the vents are installed. Look elsewhere in this newsletter for a more detailed article that explains the pool work.

Enjoy the cooler weather, and the time with friends and family for Thanksgiving. If you are traveling, stay safe.

**Village of Westlakes
Board Meeting
Mon., Nov. 5, 2012**
Executive session: 6:30 P.M.
Regular session: 7:00 P.M.
Nominations from the floor
accepted for Board positions

**VWL Annual Meeting
Dec. 9, 2012 at 3:30 P.M.**

Celebrate Thanksgiving With Us!

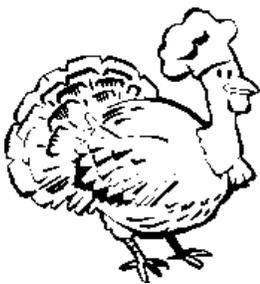
Thursday, November 22

1:00 P.M. — Social time

2:00 P.M. — Turkey time

TURKEY PROVIDED

Signup sheet
for side dishes
at the Clubhouse



Nominations Committee Report

Nominations Committee **Hilda DeShazo, Dotti Egger** and **Irmgard Wooten** have presented the following names as candidates for the VWL Board positions.

3-Year Term:

Kay Elliot 2704 N. 41st Street

Mary Goss 4117 Camellia Court

Lydia Mora 4109 Whitewing Avenue

1-Year Term

Ken Boyle 2801 N 43rd Street

Diego Torres 2909 N. 42nd Street

Nominations may also be made from the floor at the November 5th meeting at which time nominations will be closed. Ballots will be mailed to Homeowners prior to the December Annual Meeting. Information will also be available on the VWL website





Wish List Projects for 2013 VWL Budget

by Karen Kinerk, President

Recently the Board held a public hearing (October 16) to hear the opinions of residents concerning projects to be considered for the 2013 year. We also asked that they bring ideas for other projects not on the list. Fourteen owners were able to attend, and most expressed their views.

This was helpful because it helped the Board get a feel of owners' opinions, which will be needed to make our priority list at the next Board meeting. Below is a list of how the owners who were present prioritized the items.

High Interest

- Fence all/part area along Bell's property (\$9500 - \$7500)
- Repair the fence around the pool area (under \$1000 — \$2500 for new)
- Trim palm trees during the off-year (\$1700)
- Add an entry sign at the 43rd Street entrance (\$1000)
- "Hardscape" front of the Clubhouse (\$1000)
- Install new fence around maintenance area – mostly brush area (\$1050)

Some Interest as Modified

- Repair the pool deck (\$?? – \$8000 if new)
- Repair the pool surface (\$?? – \$7000 if new - look at blue quartz)

Low or No Interest at Hearing

- Obtain more pool furniture (\$1500)
- Install a pond aerator in the Clubhouse pond (\$2500)
- Install rubber mulch at the Clubhouse entrance (\$?? - no votes)
- Seal the ponds (\$?? - no votes)
- Install street curbing in front of the Clubhouse (\$1000 - no votes)
- Solar heating for the pool (\$9000 - no votes)
- Cost-sharing plan to help replace out-of-compliance grass (\$5000 - no votes)

The Board will take this list into consideration as we make our prioritized project list. We will also consider some opinions that have come in by email since the October 16

WHAT'S GOING ON?

for November 2012

Que Pasa?

at the Village of Westlakes

Village of Westlakes Board Meeting Monday, Nov. 5, 2012

Executive session: 6:30 P.M.

Regular session: 7:00 P.M.

Nominations from the floor accepted for Board positions

VWL Annual Meeting Sunday, Dec. 9, 2012 at 3:30 P.M.

Golf - Mixed: Tue., at 10:00 A.M.

Golf - Mixed: Wed., at 10:00 A.M.

Golf - Mixed Best Ball: Fri., at 10:00 A.M.

Pool - Water Aerobics: Tue., Wed., Fri., 4:00 P.M. - (weather permitting)

Line Dancing: Wed., at 1:00 - 2:30 P.M.

RESTART NOV. 7.

Ladies Lunch: 2nd Mon., monthly,

Meet at 11:30 A.M. at the restaurant.

Social/Cocktails: Thu., 5:00 P.M.

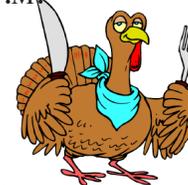
Thanksgiving Potluck:

Thu., Nov. 22,

Social – 1:00 P.M.

Dinner – 2:00 P.M.

**Sign up sheet at Clubhouse.*



Ladies Lunch



Nov. 12, 2012, 11:30 A.M.

Red Lobster

701 Expressway #83, McAllen

Call **Carol Lund** at 683-9522
by Sunday night for reservations.

meeting (specifically about the fence by Bell property). Some items that don't cost as much might be able to be completed even if they are not listed as high on the list. Some repairs might be less than indicated. If you have any opinions that you would like us to consider, make sure to email me <klkinerk@aol.com> before the November 5th Board meeting.



Display Your Bag Tag!



Show your VWL BAG TAG when you or your guests are on the golf course. Question anyone who plays our course without the BAG TAG. The course is private and reserved for VWL

residents and our guests. Guests pay a \$2.00 fee for each 9 holes. Overnight guests are exempt from the fee. Pay the fee at the clubhouse office (door slot if no one there) on the honorary system.

www.villageofwestlakes.com

The Village of Westlakes Website

A lot of thanks go to **Norm Sands** who is monitoring our Village website at **www.villageofwestlakes.com**. Most information about our community is there and easily accessed. If you need information about the COVENANTS or other documents, you can find them there. Back issues of *The Link*, the community newsletter can also be reviewed there. It is attractive and is being kept up to date.

Take a look at our website. Let **Norm** know that you appreciate his work to keep it current and attractive.

VWL Grounds Report

by Gregg Groepper

Soil tests are back again for the greens and our trees. Everything looks good except the greens continue to be low in nitrogen in spite of all our fertilizer efforts. Fertilizing with granular nitrogen is scheduled again this week. Soil around cypress trees is high in sodium so they are getting treated this week as well and again in two weeks to get the sodium levels down. Ebony trees have had the rabbit guards removed and the grass around trunks killed chemically to avoid string trimming and to improve moisture penetration.

Greens will be verticut and sanded this week, then over seeded with rye grass and a chemical to repel ducks. The common area on 43rd Street is getting sodded this week. The sprinklers are set to water three times daily until sod takes off. We continue to try to kill fast-growing bad grasses around ponds to reduce trimming work. The goal is to have ponds look nice, retain habitat, and continue to stabilize banks by letting edge grass grow in the 6 to 12 inch length, which produces similar root length and minimizes erosion. Once we go to mowing every other week – starting November 5, we will have a lot more time for a variety of maintenance projects.



The Link – published monthly by

THE VWL HOMEOWNERS ASSOCIATION

- Karen Kinerk President/Board member
- Ken Boyle Vice President/Board member
- Hilda DeShazot Secretary/Board member
- Gregg Groepper Treasurer/Board member
- Dotti Egger Parliamentarian/Board member
- Norm Sands Bookkeeper
- Nedra S. Kinerk Editor
- Laura Coffman & Dotti Egger Asst. Editors & Reporters



Made with Apple iMac



Butterflies Love Our VWL Pool



For those of you who like butterflies, it appears that the recommendation of the Quinta Mazatlan folks was a good one. The butterflies are flocking to the *betony* and *Padre Island mistflower* at the pool entrance. Several different butterflies are in evidence there.





VWL Pool Update

As you might have heard, our pool roof contractor skipped out on us leaving a substantial amount of work undone or not done as he specified. **Gregg Groepper** was asked to take that project over on October 16. The process necessary to take the contractor to small claims court has been started.



The most glaring omission by the contractor was not obtaining a building permit; so work had to stop until we got that permit which also required an engineering review. The permit was submitted on October 18. An engineer was retained on the 19th. The engineering design work, required by the building permit, was submitted to the city on the 25th. Work will resume once a building permit is obtained.

Based on the engineering design requirements, bids for the engineering fixes can be collected. The engineer will visit the site on completion of engineering requirements and before the contractor gets a final payment to ensure it is done correctly. The engineering fixes include strengthening the structure walls to withstand a 105-mile per hour wind, as required by McAllen building codes, and repairing work not done as specified under the original contract.

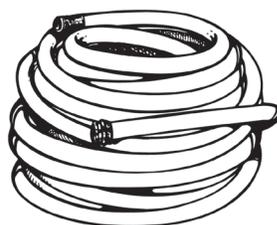
The sheet metal people were able to find a supplier for the ten-inch and eight-inch double wall pipe to vent the heaters. Assuming that all gets delivered by October 29, the pool heaters can be vented and the pool heat and hot tub heat available soon after. The venting will go straight through the roof since the roof is three and a half feet longer than the 28 feet needed for the solar panels. (Note: the roof has been built large enough to accommodate



solar panels, but there is no immediate plan for solar heating. The roof

was planned for the future.) This work does not have to wait for a building permit and was to be a part of the original contract.

Remove Hoses for Mowing



Lawn hoses and other loose items in the yard **MUST** be removed prior to the yard being mowed by the grounds crew. Items that are damaged,

or that cause damage to the maintenance equipment, will be your responsibility and expense.

Do not expect the maintenance crew to stop their work to pick up your hose or other items left in your yard.

2010 VWL DIRECTORY	
ADDITIONS / CORRECTIONS	pp.
Diego & Alicia Torres <diegot35@aol.com>	pp. 16 & 27

In Our Thoughts and Prayers



Mary Rericha (2928 N. 42nd Lane) is recovering from gall bladder surgery followed by patient rehab at Doctors Hospital Renaissance.

As of October 23, a licensed electrician was lined up to do the electrical work. After the building permit is obtained, he will get the electrical permit and install the five pool lights and three motion lights. This will probably have to follow the engineering work and was not ever part of the original bid.

A bid for fixing the bathroom and moving and securing the gate is also necessary, but this work can't start until a building permit is issued. Venting the bathroom, required by the original agreement, will have to wait for engineering fixes. It also requires a plumbing permit, which was part of the original agreement.

Finally, there is some trim work still to be completed on the siding, which will be, hopefully, the final task after all else is done. These materials have already been purchased, so that work should proceed quickly once the rest of the project is completed.