

Rocky Creek Maintenance Corporation



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PRESIDENT'S MESSAGE

We live in an area that many describe as rural but the reality is that our community is becoming much like a suburban subdivision. As we grow, we get more complaints that are associated with populated areas. Some complaints relate to quality of life issues and some relate to safety.

In most cases there are laws or rules related to the complaints but the sheriff's office does not have the resources to effectively enforce all of the laws and the only enforcement power given by our deed restrictions is filing a lawsuit. That is why it is so important to police ourselves and think about how our behavior might affect our neighbors.

Below are some of the most common complaints:

Private Property – We have received several complaints of people going on private property. This is usually builders and contractors taking short cuts. Remember that all property in Rocky Creek Ranch, other than the park and public right-of-way along the roads, is privately owned. That means you should not be going on any lot without the owner's consent.

Noise – No one is asking that people not have a good time, only that they be reasonable. If your music is so loud that people can hear it a quarter mile away at 2:00 a.m., then you are probably keeping several of your neighbors awake.

Barking dogs – Dogs bark, it's what they do, but if your dog is barking for hours straight in the middle of the night then you should probably keep it inside.

Speeding – We all get in a hurry sometimes but please be aware that pedestrians use the street and children play near the streets; not to mention the wildlife that can cause a lot of damage to your vehicle. The speed limit on residential streets (including all the streets in the subdivision) is 30 mph, regardless if it is posted with a speed-limit sign.

Texas is a state that gives a lot of deference to property rights but remember, your right to enjoy your property does not trump the right of others to enjoy theirs.

Ben Andrews, President

Admin Committee by Laurel Taylor

National Night Out was on Tuesday, October 3rd. We had the best turnout we've ever had. The kids had a great time playing the games and winning prizes. Thank you to everyone who attended and made the evening a great success.

Our next event will be the Annual Chili Cook Off on Saturday, January 20th at 6 PM. Competition will be fierce as everyone vies for the coveted chili pot trophies. Come and enjoy some good chili and great company.



YOUR OPINION MATTERS! Please take just a few minutes to take our member survey at this link:
<https://www.surveymonkey.com/r/KYJ952T>.

Please call the office if you do not have access to a computer and would like a paper copy of the survey.

Architectural Control Committee (ACC) by Kevin Craine

As a reminder, whenever you are planning to place a new/replacement structure or expand an existing structure, you need to submit an application along with a plat map showing the intended location and a description of the material you intend to use. Placements of structures in easements or building setbacks are not advised. Fences may be located in the easements and setbacks so long as access to the easement is provided for the Utility Companies. That access is usually in the form of gates. Our website “rockycreektexas.org” is an excellent source to obtain the guidelines, forms for applications and adjacent lot agreements. If you have any questions concerning the procedures for submission please contact the Association office by e-mail to RCMC@rockycreektexas.org or call 830-935-4016. May you all have a very merry Christmas and a very Happy New Year.

Finance Committee by Sandy Stratton

The Finance Committee conducted its audit of the books from July 1, 2016 through September 30, 2017 in two sessions Thursday November 2, 2017 and Thursday November 16, 2017. Committee members present were Bobby Cox, Kevin Craine, Suzanne Drucker and Sandy Stratton. All bookkeeping records were reviewed including bank statements, check register, invoices and receipts. All records were found to be in order.

Operations Committee by Sam Stanphill

We had a successful work day on Saturday, October 28th. A lot of residents showed up to help. We got the volleyball court cleaned out, trimmed trees at the playground and removed a lot of limbs and brush around the park. Thank you to all the helpers. We couldn't do it without you.

Rules Committee by Kevin Craine

Beginning in January the Rules Committee will be reviewing several policies as part of the ongoing review of all governing documents of RCMC. There are openings in the non-board member positions within the committee. This is an excellent opportunity to get to know what we are all about. This Committee tends to be more of an oversight committee and less of an operational committee. The members are folks that work on the ballots along with the Administrative Committee. All of our work is performed via email. Hope to see more coming out this year. I wish all a very merry Christmas and a Happy New Year. May all be safe and healthy in the New Year.

