

IMPORTANT COST SAVING NOTICE – YOUR APPROVAL AND SIGNATURE IS NEEDED BY FEB 15

Subject: PHHOA Proposal to Deed Pine Hollow Detention Ponds to Drainage District #4

The Pine Hollow Homeowners Association (PHHOA) has completed negotiations with Brazoria County Drainage District #4 (DD#4) to deed over ALL neighborhood detention ponds and surrounding Common Area. Two thirds of the Pine Hollow and Pine Hollow Estates homeowners must approve this proposal for the PHHOA to legally enter into agreement with DD#4. Please take the time to complete the form below and return it to PHHOA before 12/31/2009.

Under the terms of the proposed deal, the ownership of detention ponds and ongoing maintenance would transfer to DD#4 and as a result, Pine Hollow homeowners would benefit as follows:

- ✓ \$66,000 savings (\$126 per home) to the PHHOA budget over the next five years through the elimination of mowing fees and maintenance responsibilities. Savings beyond five years will be realized but are not estimated at this time. Transferring these responsibilities to DD#4 who maintain the proper equipment and experience is the right decision for our neighborhood.
- ✓ \$23,000 savings over the next five years to MUD #18 residents as a result of eliminating ditches 7 & 8 (by the park) and existing mowing fees.
- ✓ Waiving the \$113,000 DD#4 deeding fee normally required and paid by the PHHOA. (Note: this fee is rarely waived and we a key negotiating term for PHHOA board.)
- ✓ Today, most neighborhoods were either established with pond ownership by a local government or have moved to transfer ownership over time.

This agreement will NOT relinquish the PHHOA right to enforce easement rules (no motorized vehicles, dumping, overnight parking, etc.) and provide right-of-ways for easement repairs (ruts, cleanup).

The PHHOA Board members strongly recommend your support of this proposal to place detention ponds maintenance with DD #4 thus allowing PHHOA to concentrate on improvements rather than costly maintenance.

A map of the proposed property to be deeded and additional details can be found on the pine-hollow.org website under Deeding. Please detach on the dotted line and mail separately or with your annual association dues. Questions on the proposal may be referred to the PHHOA board members.

Mail to Maria Leal, CMSI, 2615 Bay Area Blvd, Houston, TX 77058

PROPOSAL FOR APPROVAL: Deeding of Pine Hollow Detention Ponds to DD #4

DUE 02/15/2010

Full Address: _____

As per the Articles of Incorporation, Article IV (e), I/we as Member(s) of the Pine Hollow Homeowners' Association ("Association"), **approve and authorize** the Trustees of the Association to act in my/our behalf for the purpose of accomplishing the deeding of Pine Hollow detention pond land which is up to approximately 23 acres of Common Area and associated maintenance to Brazoria County Drainage District #4, for cost savings purposes.

Date Signed: _____

Completed cards should be returned separately or with your annual association dues payment by 02/15/2010.

Homeowner Signature

Reminder - 2/3 neighborhood approval is needed by PHHOA to sign the agreement with DD#4.

Homeowner Co-Signature (if applicable)

Mail to Maria Leal, CMSI, 2615 Bay Area Blvd, Houston, TX 77058

Printed Name