

# Tahitian Village Property Owners' Association



# THE PINE POST

## MARCH-APRIL

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# CALENDAR OF EVENTS

## March & April

- Mar. 2 Tahitian Village Architectural Control Committee meeting at 5:30**
- Mar. 9 Bastrop County Commissioners' Court at 9:00
- Mar. 10 Bastrop City Council Meeting—6:30
- Mar. 17 Tahitian Village Property Owners' Association meeting at 7:00 pm**
- Mar. 19 BCWCID#2 Meeting at 6:30
- Mar. 21 Bastrop County Household Hazardous Waste Collection Day  
9:00 am - Noon - 109 Taylor St; Smithville, TX
- Mar. 23 Bastrop County Commissioners' Court at 9:00
- Mar. 24 Bastrop City Council Meeting—6:30
- Mar. 28 Community-Wide Garage Sale
- 
- Apr. 3 Office closed for Good Friday**
- Apr. 6 Tahitian Village Architectural Control Committee meeting at 5:30**
- Apr. 13 Bastrop County Commissioners' Court at 9:00
- Apr. 14 Bastrop City Council Meeting—6:30
- Apr. 16 BCWCID#2 Meeting at 6:30
- Apr. 18 Clean Sweep 8:00 am—12:00 noon**
- Apr. 21 Tahitian Village Property Owners' Association meeting at 7:00 pm**
- Apr. 27 Bastrop County Commissioners' Court at 9:00
- Apr. 28 Bastrop City Council Meeting—6:30

# THE PRESIDENT'S POST

Dear Neighbors,

I'm honored to introduce myself as the new President of the Property Owners' Association. My wife and I have proudly called Tahitian Village home for 39 years.

Throughout my 43-year career in the beverage industry, I've gained experience in operations, sales, marketing, finance and personnel and as a part-owner. In the past, I served on both the TVPOA Board and the BCWCID2 Board. These experiences have helped me develop a deep understanding of our community, which I believe will be beneficial to our Association.

I'm truly grateful for the opportunity to serve and excited for what lies ahead. We live in a wonderful neighborhood, and I am committed to working alongside all of you to keep it thriving, welcoming and well-maintained.

I'd also like to introduce our new and returning board members.

- Charles Brown, Vice President
- Teodoro Jaimes, Secretary
- Carl Floto, Treasurer
- David Carter, Member at Large
- Luke Thompson, Member at Large

Each of these individuals bring unique skills and a sincere dedication to our community. Together, we look forward to listening, collaborating and making meaningful progress on the issues that matter most to you.

We are excited for a productive and positive year ahead, and we hope to engage with as many of you as possible. Thank you for your support, ideas and commitment to making our neighborhood a great place to live.

Warm regards,.

Tom Clayton

President, TVPOA





# TAHITIAN VILLAGE POA & ACC HIGH SCHOOL SCHOLARSHIPS

**Purpose:** To positively impact our neighborhood and community by investing in the continued education of four graduating Tahitian Village seniors.

Tahitian Village Property Owners' Association (TVPOA)  
and Tahitian Village Architectural Control Committee (TVACC) will award:

- Two \$2,500 scholarships to graduating high school seniors planning to attend a college or university
- Two \$2,500 scholarship to graduating high school seniors planning to attend a trade or vocational school
- If there are no (or only one) applicant for a trade/vocational scholarship, that scholarship will be awarded as a college/university scholarship.

## **Guidelines:**

- The student MUST currently reside in Tahitian Village.
- Only completed applications will be considered.
- All information should be typed or neatly printed.
- Applications MUST be submitted by April 1st by 4:00 pm to the Tahitian Village Property Owners' Association office located at 112 Corporate Dr. (northeast corner of the BCWCID2 building)

***The complete rules and application can be found on our website at  
<https://tahitianvillage.org/tahitian-village-scholarship-application/>  
or may be picked up at our office - 112 Corporate Dr.***

# LIGHTS OUT, BASTROP!



Spring

Mar 1 - Jun 15

Fall

Aug 15 - Nov 30

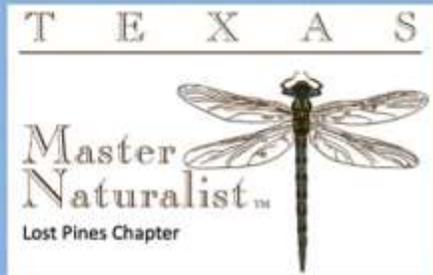
11pm - 6am

Did you know  
80% of  
migratory birds  
travel at night?



## PROTECT OUR MIGRATING BIRDS IN TEXAS

- Turn off non-essential lights inside and outside
- Turn off landscaping lights in trees
- If you need to prioritize, turn off lights during peak migration. Check [bit.ly/Lights\\_Out\\_Texas](http://bit.ly/Lights_Out_Texas) for dates
- For essential lighting
  - Use dark sky friendly light fixtures or shields
  - Set timer or motion sensors



This initiative would not be possible without statewide partners.

David M. Shipper / Audubon Photography Awards

# ACC - Building Our Future

## **Application Review:**

Did you know the Architectural Control Committee is responsible for reviewing and approving all new home permits as well as permits for additions to existing homes? This process ensures that proposed additions or changes align with Tahitian Village's architectural guidelines and standards and maintain the aesthetic integrity of the neighborhood.

## **Enforcing Guidelines:**

The ACC also performs regular inspections of properties to ensure compliance with the CC&Rs and the ACC Building Guidelines. This includes checking for unapproved modifications that may not conform to the neighborhood's aesthetics, and sending notices to the property owner if there is a violation. Should you receive a violation, promptly call or email the office for assistance with resolving the violation.

## **Educating Property Owners:**

It is our goal to educate property owners about the ACC Guidelines/CC&Rs and the permitting process. The staff can be reached by phone, email, or appointment to explain the regulations and offer assistance with permitting. It is always a good idea to contact the staff in advance of a project to ensure compliance and avoid violations or additional fees. The staff also educates potential buyers and title companies to ensure that Tahitian Village is the correct community for the buyer. For example, if the buyer wants to put a pre-fab home on a lot, Tahitian Village is not an appropriate neighborhood for them.

## **Documentation:**

The ACC maintains accurate records of all applications reviewed and decisions made. This documentation is essential for transparency and accountability within the community. Agendas and Minutes are posted on our web-site for public review as well.

## **Meetings:**

- Your TVACC meets monthly on the first Monday of the month at 5:30 pm in the Water District conference room.

Sincerely,

Randy Hudgins

TVACC President



# 2026 POA & ACC Board Members



POA Members left to right: Carl Floto (Treasurer), Tom Clayton (President), Charles Brown (Vice President), David Carter (Member at Large), Luke Thompson (Member at Large). Not pictured - Teodoro Jaimés (Secretary).



ACC Members left to right: David Kozieja (Treasurer), Annette Gast (Member at Large) Eddy Plummer, (Vice President), Randy Hudgins (President) & Pierre Wilson (Secretary)

# Clean Sweep

**Volunteers ARE NEEDED!**

*Saturday, April 18th, 2026*

*from 8:00-12:00 p.m.*



Located in the Water District / Tahitian Village POA parking lot at 112 Corporate Drive.  
(please enter from Park Lane and exit on Corporate Dr.)

This event is for Tahitian Village and Pine Forest residents only. Please be prepared to show proof of residency such as a driver's license or a bill showing your address.

Now is the time to get rid of any household items, debris, etc... that you no longer want!

- We cannot take old TVs with monitors, computers/monitors.
- Refrigerators, freezers and Air Conditioners must have the freon drained and must be tagged by a licensed technician or it will NOT be accepted for disposal at Clean Sweep.
- We also cannot take hazardous materials and paint cans must be completely dry (to dry the paint, add cat litter).
- We cannot accept household trash.

This is for bulk items that your weekly trash service can not pick up.

We gladly accept donations for the Bastrop County Animal Shelter - dog or cat food, kitty litter, blankets, towels, etc...

**Residents utilizing this FREE service will need to be prepared to unload their items.**

**This will make the process more efficient.**

**We need Clean Sweep Volunteers!**

Please call or email our office at 512-321-1145 or  
[info@TahitianVillage.org](mailto:info@TahitianVillage.org)

# Bastrop County

## Household Hazardous Waste

### Collection Event

Saturday, March 21st, 9:00 am - 12:00 noon

109 Taylor Street; Smithville, TX

**Vouchers are required and must be completed prior to event**

**Vouchers can be found at**

**[www.co.bastrop.tx.us/page/ds.household\\_waste](http://www.co.bastrop.tx.us/page/ds.household_waste)**

**Address verification will be required. Be prepared to show proof at time of drop-off with a Utility Bill or Valid ID**

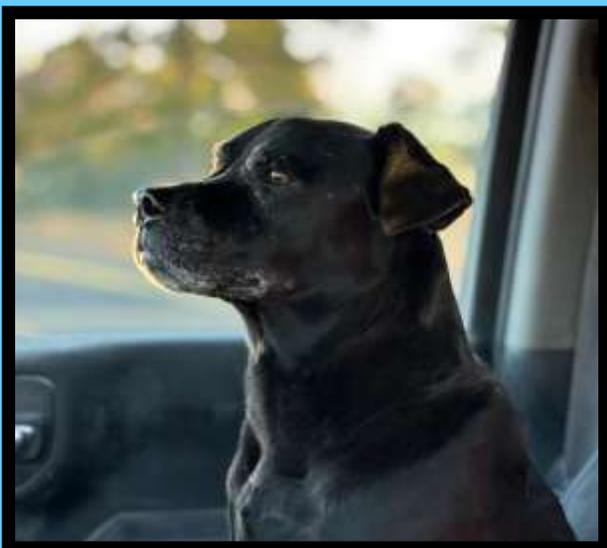
### Household Hazardous Waste

- Common household items such as
  - paints, cleaners, oils, batteries and pesticides
- Look for Labels
  - danger, warning, caution, toxic, corrosive, flammable or poison
- Disposal
  - Deliver to your local HHW collection facility for proper disposal
  - Better: Share these materials with neighbors to reduce waste



“A dog is the only thing on earth that loves you more than he loves himself.”

Josh Billings





Bastrop County ESD#2 crews continue to install shaded firebreaks at the CRR.

Example of shaded firebreak installation at the Colorado River Refuge:



Work will usually be done Tuesday through Thursday, and is now estimated to continue through March 2026.

Please be aware that you may need to avoid certain areas along Dragonfly or Cliff Hanger trails while work is being conducted.

For more information:

- [www.pplt.org/land-talk/122025/colorado-river-refuge-shaded-firebreaks](http://www.pplt.org/land-talk/122025/colorado-river-refuge-shaded-firebreaks)
- Melanie Pavlas, PPLT Executive Director, 512-308-1911, [melanie@pplt.org](mailto:melanie@pplt.org) or
- Colton Curles, BCESD#, (844)347-3373 ext. 5, [colton.curles@bastropesd2.org](mailto:colton.curles@bastropesd2.org)

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Huge thanks to both the TVPOA and TVACC for their generous donations supporting this shaded firebreak project, helping safeguard both the preserve and nearby homes from wildfire risk!!

We are here to help  
with questions or  
concerns



**Website:** <https://tahitianvillage.org>

**Facebook page:** <https://www.facebook.com/tahitianvillagepoa>

**Office: 112 Corporate Dr.**

(north-east corner of the Bastrop County Water Improvement District #2 building)

**Phone: 512-321-1145**

**Email: [info@tahitianvillage.org](mailto:info@tahitianvillage.org)**

**2026 Property Owners' Association**

**Board of Directors**

President - Tom Clayton

Vice President - Charles Brown

Secretary - Teodoro Jaimes

Treasurer - Carl Floto

Member at Large - David Carter

Member at Large - Luke Thompson

**2026 Architectural Control**

**Committee Officers**

President - Randy Hudgins

Vice President - Eddy Plummer

Secretary - Pierre Wilson

Treasurer - David Kozieja

Member at Large- Annette Gast

**“I am thankful that in a troubled world no calamity can  
prevent the return of spring.”**

*Helen Keller*

# JANUARY - FEBRUARY VIOLATION REPORT

## Unpermitted items

Unit 1	3
Unit 2	1
Unit 3	2
Unit 4	1
Unit 5	10

## Over-grown yard or

### Bandit Sign

Unit 1	1
Unit 2	3
Unit 3	1
Unit 4	2
Unit 5	2

## Household/Construction items in view of public street

Unit 1	1
Unit 2	1
Unit 3	6
Unit 4	4
Unit 5	5

## Other

Unit 1	2
Unit 2	3
Unit 3	4
Unit 4	5
Unit 5	3

## HOW TO REPORT A VIOLATION

**CALL:** 512-321-1145

**EMAIL:** info@tahitianvillage.org

**WEBSITE:** <https://tahitianvillage.org/report-violations/>

**IN PERSON:** 112 Corporate Dr. - please call or email the Association to schedule an appointment.

*Appointments are required to ensure there are no scheduling conflicts, and to ensure privacy/confidentiality*

## **INFORMATION NEEDED TO INVESTIGATE THE REPORTED VIOLATION:**

1. Your name (optional - you may remain anonymous)
2. Your phone number and/or email address (optional)
3. Reported violation
4. The address of where the violation is located

The Tahitian Village guidelines and deed restrictions can be found on our website at: <https://tahitianvillage.org/poa/>

\*No letters weren't being sent in November due to our Annual Meeting and getting people in compliance for a possible election.

***All reported violations are confidential and will not be shared.***

# Community Contact Information

**Tahitian Village Property Owners' Association/  
Tahitian Village Architectural Control Committee**  
112 Park Lane, PO Box 636, Bastrop, Texas 78602  
Phone: 512.321.1145  
Email: [info@tahitianvillage.org](mailto:info@tahitianvillage.org)  
Website: [www.tahitianvillage.org](http://www.tahitianvillage.org)

ACC meets the first Monday of the month at 5:30 p.m. – Open to the public at 112 Corporate Dr.

POA meets the third Tuesday of the month at 7:00 p.m. – Open to the public at 112 Corporate Dr.

**Bastrop County Water Control & Improvement District #2 (BCWCID #2)**  
112 Corporate Dr., P O Box 708, Bastrop, Texas 78602  
Phone 512.321.1688 website: [www.bcwcid2.org](http://www.bcwcid2.org)  
Meetings held the third Thursday of the month at 6:30 p.m. – Open to the public

**Pines & Prairies Land Trust**  
1018 Main Street, Suite B, Bastrop, Texas 78602  
Phone 512-308-1911 website: [www.pinesandprairieslandtrust.org](http://www.pinesandprairieslandtrust.org) Email: [info@pplt.org](mailto:info@pplt.org)

**Bastrop County Animal Shelter**  
589 Cool Water Drive, Bastrop, Texas 78602  
Phone 512.549.5160 website: [www.co.bastrop.tx.us/site/content/animalcontrol](http://www.co.bastrop.tx.us/site/content/animalcontrol)

**Bastrop County Sheriff's Department – 512.549.5100**

**Bastrop County Sheriff's anonymous line – 512.549.5003**

**Bastrop County Precinct 1 – 512.332.7295**

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\*\*For tree trimming around Bluebonnet utility poles, please contact Bluebonnet Electric at  
800.842.7708  
or go to their website at: <https://www.bluebonnetelectric.coop/Residential/Overview>

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\*\*For information on placement of mailboxes or mail services, please contact the United States  
Postal Service at 512.303.1014