

Barton Creek North Property Owners Association

Regular Board of Directors Meeting

Meeting Minutes

Meeting was held via Teams On-Line

June 26, 2024

Directors Present

Rebecca McDonald- President

Karl Kipke – Treasurer

Dale Misczynski - VP

Abbe Carter – Director

Bob Clyne – Director

Shelley Friend- Director

Rick Redfern – Director

Directors Absent

Julie Moore – Director

There was no representation from Barton Creek Country Club/Omni Resort

Additional Attendees

Representing FirstService Residential, Community Manager, Lisa Dory

Patti Ohlendorf, MACC Member

Rick Harpel, President of Wimberly HOA

Robert Hartigan of the Oak Hill Fire Department (ESD 3)

Kari Hines, Texas Forest Service

Certification of Quorum

Quorum Established: Yes

Call to Order:

Motion to Call Meeting to Order: 3:03 PM

Approval of Prior Meeting Minutes

A motion was made, seconded and unanimously passed to approve the minutes from both the April 24, 2024, and May 29, 2024, Board Meetings.

Kari Hines, Texas Forest Service

Dale Misczynski explained that since Barton Creek North POA is surrounded by wildfire land he invited Kari Hines and the Fire Chief to discuss what the POA should be doing in relation to wildfires. In the Chief's absence Robert Hartigan is in attendance. Mr. Misczynski introduced both. Kari Hines explained that there is a legal agreement in place for the Texas Forest Service to help with local wildland fire fighters. Ms. Hines reported that the 2024 Forecast for wildfires is average, which is because of no rain and gusty winds. She explained that normal small wildfires are normal and that 98% of fires can be taken care of by the local fire department. Ms. Hines asked that everyone look at their structures and landscaping for any potential fire starters. Ms. Hines informed everyone she and Robert Hartigan can do a community risk assessment and that they can contact her to have their property looked at along with the greenbelts and that she is also available to give a 45-minute class to homeowners who are interested.

Financial Report

Karl Kipke reported that the collection activity has picked up and that a large past due payment was made from a commercial owner and collection efforts from the Association's attorney will start showing in the next six months. Mr. Kipke explained that the Operating Funds are good and that the Expenses are \$4000 lower than budgeted.

Manager's Report

Lisa Dory offered to go through the Monthly Management Report but with the time factor the Board declined and will let her know of any questions individually.

President's Report

Rebecca McDonald reported that a homeowner she spoke to didn't know that Deidra was no longer with FirstService Residential, and she questioned if the homeowners were informed of the change. Lisa Dory assured her that an email was sent to every homeowner notifying them of the change in Association Managers. Rebecca reported that the collection process needs to be placed on the Association's website and on Connect so everyone will see what the Board agreed to and what FirstService Residential is following as there is some homeowners who believe that FirstService uses threats when it is the Association's Collection Policy. Rebecca spoke on personnel changes at the resort.

Reports

1. Landscaping Report – Bob Clyne

Bob reported that the landscape drive took place last week and there were a few dead trees and a few homeowner trees growing into POA property. Bob reminded the Board that the trees along the boulevard will have their canopies raised during the first week of July, which is after Oak Wilt Season. Bob informed the Board that the POA is on the normal Landcare Schedule which is Monday-Tuesday-Wednesday, except for the week of the 4th of July. Bob explained that a water main line broke in the Rim and Watersmark and that Landcare had it taken care of quickly. Bob reported that with the cost to have the trees trimmed back and other tree work already done this year more funds will be needed, A motion was made, seconded and unanimously passed to increase the 2024 Tree Care Budget from \$60,000 to \$61,500.

2. Committee of Community Presidents

Rebecca reminded everyone that she needs to know of any changes of the board members of the associations in the POA so she can have their contact information for the Committee Meetings.

3. Architectural Control Committee –Patti Ohlendorf

Nothing to report.

4. Safety and Security Committee- Dale Mischynski

Dale Mischynski reported that there were two security issues, one family with Bit Coins Scam and one with obscene literature.

5. Governance Committee- Patti Ohlendorf

Patti Ohlendorf reported that there was nothing to report.

6. Communications -Shelley Friend

Shelly will work with Lisa to get minutes and Updated Board Presidents posted.

7. External Affairs Committee- Julie Moore

Julie was not present. No report.

8. Development Update- Abbe Carter

In Abbe Carter's absence Patti Ohlendorf reported that there was currently 24 projects to be completed with some in the review stage, some already had the final inspection and some to be completed.

9. BCCC

No Report, not present

Recess for Executive: 4:28 PM

Executive Session: With the homeowners getting off of the on-line platform no one outside the Board was present. The Board went into the Executive Session.

Adjourned Executive Session: 4:58 PM

Returned to the Regular Board Meeting: 4:59 PM

Results of the Executive Session: Nothing to report as nothing was to vote on.

Meeting Adjourned: A motion was made, seconded and passed to adjourn at 5:03 PM
