

Barton Creek North Property Owners Association

Regular Board of Directors Meeting

Meeting Minutes

Meeting was held in person and via Teams On-Line

January 22nd, 2025

Directors Present

Rebecca McDonald- President
Dale Misczynski - VP
Patti Kocher - Director
Rick Redfern – Director
Dan Budzius – Director
Susan Ghertner - Director

Directors Absent

Abbe Carter – Director
Mary Sue Clyne – Director
Karl Kipke – Treasurer

Additional Attendees

Representing FirstService Residential, Community Manager, Johnathon Morales
Regional Director, Demi Holladay
Patti Ohlendorf, MACC_Chair

Certification of Quorum

Quorum Established: Yes

Call to Order:

Motion to Call Meeting to Order: 3:00 PM

Approval of Prior Meeting Minutes

No prior meeting minutes were approved during this meeting and October, November, December, and January meeting minutes will be approved in the February Board Meeting on the 26th.

Approval of 2025 Budget

The 2025 budget was approved with a unanimous vote of the board of directors. There is no increase in the homeowner's dues for 2025 and the quarterly dues will remain at \$175 per month. There was an increase in the commercial dues based on the CPI outlined in the documents.

Flock Presentation (30 Minutes)

The representative from Flock Safety reviewed and summarized the product then responded to questions from sub association presidents. Rebecca McDonald noted that if the sub association presidents are interested in using Flock Safety, they should reach out to the Flock representatives.

Dave Risser – Road Safety (30 Minutes)

Dave Risser gave a brief introduction stating he is the current representative of Barton Creek North and Barton Creek Southwest for dealing with the county on road safety and maintenance issues. He gave a summary of what current work is taking place and what future work is going to take place. Dave asked if anyone from Barton Creek North was interested in working with him on this project and that he would continue to represent both associations.

Financial Report

Karl was not present - No Report Given.

Manager's Report

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

President's Report

Rebecca acknowledged the attendance of the sub association presidents in the meeting. Rebecca let all the presidents know that the board of directors was about to begin the official business of the association, and they could leave if they chose.

New Business

Website Maintenance Agreement – Emily McGuire:

The board of directors approved the contract for the website maintenance agreement if the proposed changes are made. The proposed changes are a 15-day payment requirement to a 30-day payment requirement and an additional clause at the end of the Limitation of Liability provision. The board also asked that as a small vendor Ms. McGuire be asked by FSR to provide only the minimum information needed to establish an account to pay her.

New MACC Committee Member

Tom Cameron gave a short introduction of himself and then the board voted to approve him as the 5th member of the MACC.

Reports

1. Landscaping Report – Rick Redfern

Rick went over the Landscape Report that was included in the last Bi-Weekly Update from Johnathon and reported on the new vendor.

2. Committee of Community Presidents – Rebecca McDonald

Rebecca reported on the Committee previously in the Meeting, during her President's Report.

3. MACC Report – Patti Ohlendorf

Patti updated the board on the MACC's progress and said there currently are about 50 active projects in the community, some of which are in the process of being closed out.

4. Safety and Security Committee- Dale Mischynski

The Flock presentation constituted the Committee report.

5. Governance Committee- Patti Ohlendorf

Patti reported that the committee is in the process of working on the 2025 board election.

6. Communications – Patti Kocher

Patti said the committee is working on website management with the new vendor, including updating substantive portions of the site.

6. External Affairs Committee- Susan Ghertner

Susan said the committee will begin monitoring the Texas Legislative Session to see if matters are brought up that will impact Barton Creek North.

7. Development Update- Abbe Carter

Abbe was not present, no report.

8. BCCC – Dan Budzius

Dan reported on the updated communications from the country club as well as provided an update on the tennis and racket sports.

Meeting Adjourned

A motion was made, seconded and passed to adjourn at 5:15 PM
