

**Balcones Village - Spicewood HOA**  
**Board Meeting Minutes – September 8, 2021**  
5:00 PM Virtual Meeting on Zoom

**Present:** Board members Anne Anderson, Austin Ross, Caleb McLain, Cathy Brocato, Don Gutierrez, Gary Wang, Jacque Forrest, Nancy Shindler.

**Absent:** Alex Kastelic.

**Called to Order** at 5:00 pm.

**Motions approved by email between meetings:** Jacque moved to approve up to \$200 to renew our Zoom license for 1 year. Anne seconded and the motion was approved by email vote.

**Minutes:** Minutes of the August meeting were approved by email but are not yet posted on BVSHOA.COM pending announcement of the dues increase to the members.

**Treasurer's Report:** There was no Treasurer's Report.

**Officer and Committee Reports.**

- Membership.
  - There currently are 572 members for 2021.
  - Seven homes sold in August.
  - The membership list on Google Drive is up to date.
  - Constable patrols are active and citations are being written for violations. Don will continue to coordinate with our contact at the Constable's office. He is seeking input on particular areas of concern.
  - Caleb will schedule time with the Block Captains.
  - The neighborhood newsletter meant to be hand-delivered by Block Captains is on hold.
- ACC – Jacque.
  - ACC activity has been more quiet the last month. The ACC responded to an inquiry about a propane tank and several inquiries about outbuildings. A considerable number of questions are coming from new residents. They are to be congratulated for knowing and following the procedure.
  - The court case regarding a storage shed on a driveway has been completed. The judge found in favor of the HOA and upheld the deed restrictions. The homeowner was ordered to remove the storage shed and to reimburse the HOA for legal expenses up to \$4000. This legal decision supports the protection provided to the neighborhood by the deed restrictions.

**Old Business.**

- Christmas trees.
  - Cathy moved that the price of the Christmas trees will be \$45 with HOA members getting a \$10 discount (\$35 to members). Jacque seconded. Motion carried.

- Tree orders will be filled on a first-come, first-served basis. There will be no priority preference based on membership status.
- Nancy requested and received approval for the HOA to sponsor the neighborhood pickup for Canes For Veterans Central Texas. No HOA funding is required, and no direct volunteer participation is needed, but the HOA will be given credit for this project.
- Cathy is still waiting for a response from Randolph-Brooks Federal Credit Union (RBFCU) about setting up the new accounts and transferring funds to RBFCU. She will follow up with them again.
- Nancy submitted a draft of the dues increase letter to the Board by email on Sept. 2. Suggestions received so far are being incorporated and a final draft of the letter will be circulated to the Board for approval. The final approved version will be circulated first to the Block Captains so they will be aware of the dues increase and the reasons for that decision, then the approved letter will be sent to the membership.
- Alex is resigning as Treasurer. The Board is seeking volunteers to help out until a new Treasurer is selected and takes office for 2022.
- There was a brief discussion about anticipated Board vacancies for 2022 in preparation for the election.
- Annual Meeting.
  - Menu and setup are confirmed with BCC. Work on confirming speakers continues.
  - Cathy requested that the ACC provide a table with volunteers to field any questions from attendees during the social hour. Jacque will look into doing that.
  - Voting will be online or by paper ballots only. Paper ballots can be mailed or dropped off at a location TBD. Voting will be closed one week prior to the Annual Meeting and the new Directors will be introduced at the meeting. There will be no voting for Directors at the Annual Meeting.
  - As of this Board meeting, Nancy has all the information necessary to prepare the fall mailer. It will go to all neighbors (members and non-members) using USPS. The mailer will include the ballot, the tree order form, and the 2022 membership form as well ACC and other information. Nancy and Anne will circulate a draft of the mailer to the Board for approval before printing. Jacque will provide feedback on any material in the mailer relating to the ACC.
  - Cathy will coordinate with the printer to get deadlines.
  - Don will provide the list of addresses for current residents.
  - Nancy will send a call for volunteers for the Director election and other positions by email.
- Directors and officers insurance premium is due in November. Cathy is submitting a new application for coverage for a non-profit rather than as a small business. It's possible there may be a reduction in the premium. There is no reduction for having multiple types of coverage through Chubb.
- Cathy has talked to Beels Signs and Designs about the new add-on hangers for the entrance signs. Cathy will prepare a mock-up of the new signs. The intention of the additional signs is to advertise that deed restrictions are enforced. Richard and Sally Beels live in the neighborhood. Beels Signs made the existing signs so they have the font, know the color, etc. The signs will cost about \$100 apiece depending on size and material.

- Shelley Simpson has agreed to serve as Special Events Chair for the remainder of 2021.
- Neighborhood garage sale will be Oct. 2. Austin will put out signs in the usual places, then collect them after the sale. Sue Schupbach will put an ad in the Austin American-Statesman and announce on Facebook. Nancy will put an announcement on Nextdoor and advertise to the neighborhood by email.

**New Business.**

- None.

The next meeting will be Wednesday, October 13 at 5:00 pm on Zoom.

Adjourned at 6:40 pm.

Respectfully submitted,  
Nancy Shindler, Secretary