



A Community of Neighbors

October 2022

Our subdivision was established to be a residential area of high quality, single-family homes. The HOA focuses on protecting the features that so many of us enjoy - - single-family homes, beautiful and stately trees, quiet streets, highly rated schools, and a diverse and friendly neighborhood. All neighbors benefit from the work of the HOA, but HOA members get additional special perks because they help fund all the work of the HOA.

HOA Benefits for All Neighbors

- + A central entity dedicated to maintaining the safety and character of the neighborhood.
- + Architectural Control Committee to assist homeowners in complying with BV/S Deed Restrictions.
- + Constable patrols for neighborhood safety.
- + Neighborhood signage and special events signs.
- + Christmas Trees delivered to your driveway.
- + July 4th Parade.
- + HOA website.
- + Neighborhood oak wilt assessment.
- + Support for twice-yearly garage sales.
- + Block Captain Program.
- + Welcome Folder to new homeowners.

Additional HOA Member Benefits

- + Voting rights on issues impacting our neighborhood, including election of HOA Board Members.
- + BV/S Neighbors' e-mail discussion group.
- + Discount on Christmas trees.
- + Support for neighborhood block parties.
- + Reserve for oak wilt assistance.
- + Eligibility for event prizes - Halloween and Holiday Lights decorating, July 4th Parade, Annual Meeting.

Deed Restrictions and the Architectural Control Committee (ACC)

The **Deed Restrictions** on all our properties were established when our subdivisions were developed in the 70's and 80's. They created the appearance and character of the neighborhood that WE ENJOY TODAY! Compliance is key to maintaining that special character and preserving property values for ourselves and future generations. Doing so also provides some protection from potentially negative impacts of changes in the City Codes.

Your Architectural Control Committee (ACC) is a group of neighbors who volunteer to help maintain compliance for the benefit of all neighbors. This year the ACC focused on increasing the level of compliance with the Deed Restrictions in three ways:

1. Preventing new violations by increasing awareness of the Deed Restrictions through neighborhood group emails, articles in the HOA newsletters, and the ACC insert in the Welcome Folder given to each new resident. The ACC initiated sending emails about the Deed Restrictions to Realtors listing homes for sale and asking for their help in informing prospective buyers. The HOA invested in "Deed Restrictions Enforced" signs that were added to the signs at each of the subdivision entrances. Please continue to help spread the word about the importance of complying with the Deed Restrictions!

2. Proactively enforcing our Deed Restrictions by reviewing and approving project plans that comply with our Deed Restrictions and denying those that don't. Most project plans comply as submitted and are easily approved. For those that are denied, most homeowners revised their plans based on the feedback from the ACC and resubmitted them for approval or, in some cases, decided not to go ahead with their project. So far in 2022 the ACC reviewed 30 projects & approved 25.

3. Reactively enforcing our Deed Restrictions by working with homeowners to correct violations that occurred because the homeowner either was unaware of the Deed Restrictions or chose to ignore them. Most homeowners have voluntarily agreed to comply and avoid legal involvement. Submitting plans for review before construction would have helped avoid time-consuming and costly changes during or after construction to correct the violation.

Thank YOU...the homeowners...for helping keep our BV/S neighborhood beautiful by complying with our Deed Restrictions. Please email the ACC with your questions or comments at acc.bvshoa@gmail.com.

HOA Board Elections



The HOA is managed by a volunteer Board of Directors with each Director serving a 3-year term. There are 5 open seats on the 2023 BV/S HOA Board and 4 neighbors have volunteered to run. The candidates for the open Director seats have provided the following information; write-in candidates are also welcome.

Please take the time to vote online, mail in your ballot, or hand deliver it before or at the meeting. For the election to be valid, we must receive completed ballots from at least 10% of the 2022 HOA members.

Vivian A. Featherston (Arch Hill Drive) My husband, children, and I have lived in Austin since 2004 and have owned a home in Balcones Village since 2017. With a background of over 20 years in the design and construction industry, I would share my expertise in creative problem solving, project management, organizational skills, and technical talents with the Balcones Village HOA and Board of Directors. For nearly the past two decades I have volunteered with a range of groups, foundations, and projects with groups such as IIDA, Make-A-Wish Foundation, Meals on Wheels, Zero Landfill by Bee Dance, Northwest Swim Circuit, Habitat for Humanity, Austin Pets Alive, Social Design Alliance, and Feed the Community. Within the groups, I have held various positions including volunteer, Events Coordinator, Fundraising Chair, Circuit Rep Coordinator, Communications Chair, Treasurer, Director, and President. My combination of professional and volunteer experiences provides a foundation for creative approaches to problem solving. For the HOA, my goal would be to promote Balcones Village / Spicewood as a top-tier community by approaching solutions with the big picture in mind with a focus on community, schedules, and transparency.

Jacque Forrest (Spring Hollow) My husband Jay and I relocated to Balcones Village 8 years ago to downsize and live close to our daughter and her family when I retired after a 40+ year career as a UT Chemical Engineer in the petroleum refining industry. I've served on the BV/S HOA Board since 2016. In 2017, I accepted the responsibilities of chairing the ACC after the previous chairman resigned and I continue to do so. Last year I was appointed to fill the unexpired term on the Board to be Treasurer when the previous one resigned. I am well qualified for that role as a result of my technical background and experience with computer tools, etc. I look forward to continuing my volunteer roles with the HOA.

Don Gutierrez (Spring Hollow Drive) My name is Audon Gutierrez but I answer to Don. I have lived in Balcones Village for 12 years with my wife Amy. Our 2 children are adults and live near Austin. We have 4 grandchildren. I am retired. I have served this HOA board for the last 3 years as the Membership Chair. I love the neighborhood and enjoy working for this voluntary HOA and our community.

Roland Segovia, Sr. (Cedar Crest Drive) I am a native Texan who grew up in Corpus Christi. At age 19, I joined the Air Force and served until 1993, at which time I made the decision to move to Austin. Since then, I have been employed with several companies as well as state and local government agencies. I have served as an IT Professional, IT Project Manager, and in various senior/line management positions. I currently am employed by Q2 in the position of IT Agile Coach Manager. After owning several homes in Austin, in 2016 I finally settled down for good on Cedar Crest Drive where I share my home with my partner Ryan and our dog Petra. I have a son, Roland Jr., who currently lives in Weslaco, Texas. Since moving to Austin, I have volunteered for a range of causes such as Meals on Wheels, Austin Pets Alive, Austin Food Bank, Wee Rescue, Habitat for Humanity, and others. I participated in an HOA while living in another neighborhood. I will serve the BV/S HOA with integrity and I offer my problem solving, IT, and Project Management skills.

Annual Meeting



Don't Miss

Mark your calendars! This year's BV/S HOA Annual Meeting will be held on **Thursday, November 3** at the Balcones Country Club. Come at 6 PM to chat with your neighbors, pay your 2023 HOA dues, order Christmas trees, enjoy light hors d'oeuvres, and visit a variety of informational tables. The meeting will begin at 7 PM with a presentation by John Davis, Austin Parks and Recreation Nature Preserves System, followed by updates from various HOA Board members and committee chairs. The meeting will conclude with a drawing for door prizes (must be present to win). To join the meeting by Zoom - ID: 845-7731-7062 Passcode: 633421.



Christmas Trees and Holiday Lights Contest

Your HOA is excited to sponsor the Christmas trees and the Holiday Lights Contest again this year. The trees will be 5'-6' grade A #1 Douglas Fir trees. You can order trees for \$60 per tree, with a \$10 discount for HOA members. The HOA provides the trees as a service to the neighborhood and strives to break even on expenses; it is not a fundraiser. Orders will be filled in the order received. Request tree(s) below or online at www.bvshoa.com. Trees will be delivered to your yard by neighborhood elves on

Saturday morning, December 3. For help setting up your outdoor tree, send your request to plinking@yahoo.com.

The tree team needs volunteers on Friday evening, December 2, to help unload the trees from the delivery truck. Volunteers are also needed to help deliver trees on Saturday morning, December 3, and to help neighbors needing help to set-up their outdoor tree. Contact **Jason Lee at (512) 689-4650 or plinking@yahoo.com** to volunteer.

As in previous years, your HOA will be sponsoring the **Holiday Lights Contest**. Judging will be the weekend of December 16-18. Everyone can decorate, but only HOA members are eligible to win.



BV/S HOA 2023 BOARD MEMBER BALLOT

Only 2022 HOA Members can vote. Early voting ballots must be received by Oct. 31.

We must have votes from at least 10% of the current 2022 HOA members for the election to be valid.

Address: _____ **Austin, TX 78750**

(Address required to verify one vote per household. To keep your ballot confidential, submit it in a separate envelope with your address on the outside. Your ballot will be separated from that envelope after the address is verified.)

Please indicate your vote for up to 5 candidates.

_____ Vivian A. Featherston (Arch Hill Drive)

_____ Jacque Forrest (Spring Hollow)

_____ Don Gutierrez (Spring Hollow Drive)

_____ Roland Segovia Sr. (Cedar Crest Drive)

Write-in Candidate(s): _____



BV/S HOA 2023 MEMBERSHIP DUES AND CHRISTMAS TREE ORDER FORM

Prefix(es) _____ **Name(s)** _____

_____ **Austin, TX 78750**

Best Phone _____ **Alternate Phone** _____

Email 1 _____ **Email 2** _____

_____ **Yes!** Add me to the BV/S Email Discussion Group on Groups.io. Membership and email address(es) required.

Item	Base Cost	#	Total
2023 HOA Membership Dues	\$50.00		
Christmas Tree(s)			
Paid HOA Member	\$50.00	x	
Non-HOA Member	\$60.00	x	
Total Amount Due			

You can submit your **Ballot, Membership and Christmas Tree Order Form**, and **payment** four ways:

Annual Meeting

Thurs., Nov. 3, 2022
6:00 Social 7:00 Meeting
Balcones Country Club

Mail

BV/S HOA
P.O. Box 202107
Austin, TX 78720-2107

Hand Delivery

Don Gutierrez
9303 Spring Hollow Dr.
Austin, TX 78750

Online

www.bvshoa.com
\$2 processing fee for each purchase,
no fee to vote online.

Make checks payable to **BV/S HOA** (You will be charged for a returned check.)

BV/S Homeowners Association
P.O. Box 202107
Austin, TX 78720-2107

BV/S Neighborhood News
October 2022

2023 HOA Membership Dues and Christmas Tree Order Form
2023 HOA Board Member Ballot

Balcones Village/Spicewood HOA Upcoming Events

October 31	Early voting ballots due
November 3	Annual Meeting – 7:00 PM in-person and by Zoom
December 2	Holiday Trees arrive and unloaded*
December 3	Holiday Tree delivered to your home*
December 16-18	Holiday Lights Contest Judging*

*** VOLUNTEERS NEEDED ***