Westminster Glen Homeowners Association, Inc.

Monday, March 6, 2017
River Place Country Club
4207 River Place Blvd
Austin, TX 78730

Board Meeting Minutes

- Call Meeting to Order
  The meeting was called to order by Jim Rumbo at 6:39pm. Quorum was established by the two board members attending in person and one by proxy: Jim Rumbo, Linda Salomon, and Carolyn Beebe (her proxy was assigned to Linda Salomon). The residents in attendance were Erin Burgess, Jody Branson, Laurie Moore, and Awry Rizkallah. Jamie Richardson was also in attendance.

- Board Business
  Tad Cole resigned from the board effective February 10, 2017. ***Linda Salomon motioned to appoint Erin Burgess to the vacant board position. Jim Rumbo seconded the motion. The motion carried 3-0.***

- Public Comments
  A resident asked if email notifications are still being sent out to remind the neighborhood about the monthly meetings; Linda explained the current status of the email list and that it will be updated monthly in an effort to keep the list up to date.

- CONA update – Laurie Moore
  - The annual meeting for CONA was held on February 23rd
  - Laurie is hopeful that it will be more effective with a focus on two goals: reinforcing that CONA exists for education and creating a way to monitor and address concerns
  - Focused on getting the website up and running and for it to be a useful tool

- Approval of February Board Meeting Minutes
  The February meeting minutes were provided for review. ***Linda Salomon motioned to approve the February 6, 2017 board meeting minutes as presented. Erin Burgess seconded the motion. The motion carried 4-0.***

- City of Austin Community Registration – Jim Rumbo
  - Jim sent City of Austin Zoning and Planning HOA boundaries last week
  - Laurie will be the contact person for all new development notices
  - Karen will be the contact person to receive all mailings

- Strobo Development – Jim Rumbo
  - Jim provided a brief history: A Westminster Glen HOA member, received a notice about a rezoning request and asked Jim if he knew about it. This

led Jim to register Westminster Glen HOA with City of Austin. The HOA boundaries sited in item 6 were established for this registration process. Strobo's engineer requested a type of zoning that does not match City requirements. Without this kind of notice, no action could have been taken to keep the City from granting a disruptive approval to Strobo's engineer. This is the kind of notice that Laurie should be given in her capacity as CONA rep for WMG. So, Laurie is the named recipient for these notices. Per 6 above, Zoning and Planning department in Austin should send Goodwin Management mailed notices of any future development issues within 500 feet of 8800 Westminster Glen property. Also as part of this process, anyone residing in the HOA and living within 500 feet of a proposed development will be mailed a notice from the City. With increased development in our area, this notice requirement can lead to increased neighborhood awareness of developments that could impact individual homeowners.

- *Update: An email letter calling attention to the shortcomings of the development proposal was sent to CM Alter's office prior to the ZAP meeting. Last Friday, notice as received that the request was denied on first reading before the council. The future for this request remains to be determined.*

- ESD4/AFD interlocal agreement process – Jim Rumbo
    - Jim gave a brief history of ESD4 and AFD relationship which has led to successive improvements in Station 407's performance rating (ISO rating) to serve fire and EMS needs
    - During a recent re-rating of his home's insurance, Jim found its ISO rating is now at 1 (this is the best). Other neighbors should check with their insurance carriers to ensure they hold the latest ISO ratings in their risk considerations. The 1 rating status may help to lower homeowner insurance rates
    - Continued service from ESD station 407 is essential to ensure the quickest response times to WMG and its neighbors. Some city acquisition scenarios have attempted to eliminate this station to lower costs. Jim has worked with Glenlake to ensure station 407 is sustained into the future. Towards this end he and the leadership from Glenlake have been given a chance to review the interlocal agreement between AFD and ESD4 and to make comments to CM Alter's office regarding council approval of the agreement in June of this year.

- Front Entrance Report – Jody Branson
    - Benchmark was onsite today to begin working on hardscape part of project
    - Benchmark won't plant anything until after the last freeze date (March 15th)

- Sidewalk Funding – Linda Salomon
    - Linda spoke with Osiel Rivera in Alison Alter's office
    - They have a new policy person starting on March 13th
    - They still have unallocated funds available; Linda is pursuing this as a potential source for funding the sidewalk

- Guests for Upcoming Board Meetings – Jim Rumbo
    - Alison Alter, City Council District 10 – she has been invited to attend the May board meeting; upon confirmation of her attendance, an announcement will be posted online to notify the neighborhood.
    - Brigid Shea, County Commissioner Precinct 2 – she has been invited to attend the April or June board meeting

Jim Rumbo motioned to adjourn. Linda Salomon seconded the motion. There being no further business, the meeting adjourned at 7:38pm.