

COURTYARD HOMEOWNERS ASSOCIATION BOARD MEETING MINUTES
TUESDAY, March 21, 2017

6:30 p.m.

OFFICE BLDG. @ Courtyard Dr. & NSIC

I. Call to Order: All board members were present except Doug and Waneen. Marilyn Childress, Association Manager for Goodwin Management was also present.

II. Approval of February 21, 2017 meeting minutes: The approval was tabled until the April meeting.

III. Committee Reports

A. ECC: No report.

B. Community Park: Spring Park Volunteer day has been set for Saturday, April 1 from 9 a.m. to Noon. The playground project will be completed by adding the Kiddie Cushion mulch to the playground and adding decomposed granite around the outside of the border where the ground currently turns to mud when it rains. This event will be advertised on Nextdoor, by broadcast emails, and with signs around the neighborhood.

C. Landscape /Decorating: Ed reported that the flickering and blinking of entrance lights has been caused by fire ants getting into the light boxes. He is checking into replacement lights that are less vulnerable to the fire ants and is getting a new Park restroom light installed.

D. Security: Jim reported a new rash of break-ins in cars. He is still looking for a place to put a security camera.

E. Welcome: Denise reported no new closings in January, and four closings in February. One of the February closings was a neighbor who already lives in the Courtyard, and another closing was a "flipper." Remaining newcomers visits will be completed soon. We are seeing an uptick in the number of homes in the Courtyard on the market this year.

F. Social: Joany, who could not attend, reported the Social committee is preparing for the "spring fling and Easter egg hunt" the Saturday before Easter, Kathy Cundiff has volunteered to help fill eggs, and she needs volunteers to help hide the eggs that morning.

G. Communications: New volunteer Matt Halstead will be taking over the broadcast emails job from Lisa Lawrence, and will be assisting Editor Jane Gibson with the *Courtyard Caller*.

H. Compliance: Nothing unusual to report.

I. Kayak – Fred Wahlers has volunteered to be the new Chairman effective July 1, 2017. Waneen will remain an active member of the committee.

J. Fire Safety & Prevention: Jim's report outlined the committee's goal and plans to reinvigorate support for Firewise activities despite a delay in Austin Fire Department's (AFD) ability to fully support planned programs until 2018. The Committee will continue to work on the Courtyard's Action Plan to be used in the event of a wildfire. This includes finalizing a detailed evacuation plan that has already received feedback from AFD and will be sent to Board members for their comments, questions, and any additional recommendations. Efforts to sign-up more residents for a wildfire home risk evaluation will continue, as will work with the sub-HOAs to increase their awareness of risks and available Firewise support.

IV. Financial: Work group update -- Jim reported that work to revise our financial recording and reporting format is continuing. For example, non-recurring invoices will go to the Treasurer to be coded before being processed, and several new GL (general ledger) codes will be set up to improve recording and accountability.

V. New Business: Paul reported that the City of Austin may make the temporary NO PARKING area along Courtyard Drive a permanent condition at this location. Paul requested the City not make a final decision until we had a chance to gather residents' feedback and report back to the City.

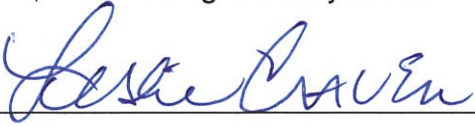
VI. Old Business

A. Courtyard Bull Creek Task Force – update: At a meeting on March 20, the Task Force discussed the mission, issues and the direction of the committee. Research is continuing on who to talk with, and legal issues.

B. Plans to develop 145 acres of waterfront property next to the Bridgeport Bldg. off West Courtyard Drive. Update: the Coons have purchased the property and are moving ahead with plans.

VII. Set next meeting date – April 18, 2017

VIII. Adjournment: Paul moved to adjourn, Cathleen seconded, and after approval from all, the meeting was adjourned.

Approved:  Date: 5/16/17
or
Approved as Corrected: _____ Date: _____