

## Granada HOA Board Meeting Minutes – Amended

June 27, 2022

In-person meeting was held at the home of Scott Budd, 9014 El Rey Blvd, Austin, TX and was called to order at 7:07 PM.

Board members in attendance included Scott Budd, Linda Garner, Samantha Hooten, Jen Martin, Ryan Mikulenska, Roy Ribelin and Mary Woodruff; not attending were Lisa Cmerek and Sara Headden.

### Approval of Meeting Minutes

- MOTION TO APPROVE the minutes of the HOA Board Meetings held on 05/23/2022 was made by Ryan Mikulenska, seconded by Scott Budd, and unanimously approved.

### Financials

- The following financial reports were presented by Linda Garner for the Board's review and discussion. Copies are attached hereto for reference.
  - Balance Sheet as of 6/27/2022
  - Profit and Loss 1/1/2022 – 6/27/2022
  - Profit and Loss – Comparative 1/1/2022 – 6/27/2022
- Jen Martin has protested the 2022 Travis County Appraisal District appraised value on both of the HOA park properties and is awaiting a hearing date to be set.
- Discussion regarding our process of handling payments and the time lapse to get checks deposited. Future communications should advise homeowners to anticipate a delay their checks being deposited. Linda Garner will explore options for ways to speed up the deposit process.
- Mary Woodruff will explore the possibility of migrating our member data into a subscription-based membership management application and report back to the board.

### Membership

- A HOA and Pool Membership Report as of 6/28/2022 was presented for review and discussion. A copy is attached hereto for reference.

### Park Maintenance

- A Fall Park Day was set for Saturday, October 15<sup>th</sup>. The focus will be on (1) clearing out and preparing the flower bed at El Rey & Espanola for a spring planting; (2) painting pool bathrooms; and (3) pool season end storage.
- Scott Budd is still awaiting detailed seasonal park maintenance schedule from Homegrown Lawns Austin.

### July 4<sup>th</sup> Celebration

- 7:30 - 5K Fun Run – Ryan Mikulenska
- 10:00 – Parade start @ vacant lot on El Dorado
- 10:00 – Oak Hill Fire Department participation in the parade confirmed by Ryan Mikulenska
- 11:00 – Food Truck confirmed by Jen Martin
- 12:00 – 1:30 – Good Times Austin Ice Cream Truck confirmed by Linda Garner
- All Day – Open Swim
- Drinks: Ryan Mikulenska to provide water at the parade start and corner of El Dorado & El Rey  
Jen Martin will purchase 3 / 24 packs of Ranch Water and the company will match our purchase
- Signage – Scott Budd, Ryan Mikulenska and Roy Ribelin

Tennis Court

- Ryan Mikulenka was recently contacted by a resident who may be interested in the tennis court coordinate role and will follow-up.
- Ryan Mikulenka does not have a quote yet for the resurfacing/restriping of the tennis court for pickle ball but will gather information on what is necessary to upgrade to a pickle ball court for the board's review.

Pool

- One pool attendant will need to be back filled at the end of summer and it has been determined that a third pool attendant is needed. There will need to be an orientation and training session scheduled for all pool attendants and an email calendar established.

Miscellaneous Business

- Scott Budd advised that the pool parking lots need to be resurfaced/resealed. It has been four years since the pool parking lots have been treated and that they are showing signs of cracks that will destroy the asphalt over time.
- MOTION TO APPROVE the resurfacing/resealing of the pool parking lots at a cost not to exceed \$2,500.00 was made by Ryan Mikulenka, seconded by Scott Budd and unanimously approved.

**Amended to Include Committee Report from Eric Brown**

Here's an update from my transportation, firewire, et al efforts for your Monday Board meeting.

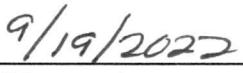
- 1) COA and CRC crews installed a new water meter this week at the El Rey Blvd location we requested. This site is the best location for our future entrance sign and their willingness to do this themselves saved us a lot of money and future hassle.
- 2) For those of you who missed the OHP/CRC Zoom meeting, the summary and presentation is on the HOA's website on the OHP page.
- 3) The HOA Firewise HIZ team is ready for inspections. Hope Dyson, CR Thomas, and myself will be available to provide recommendations to homeowners on how to best prepare their home and property for wildfires. Inspections will be free for members, donations for non-members. **Sara** - I will be providing you a paragraph about scheduling HIZ inspections for your upcoming July member email by next Tuesday.
- 4) I started a conversation in May with all stakeholders after a trailer home burned down in Summervale. The entire neighborhood is without fire hydrants which, besides being a hazardous situation for those residents, impacts Granada Hills as any delay in extinguishing a house fire could turn into a more widespread issue for surrounding homes. Representative Goodwin along with Commissioner Howard are planning a meeting with the residents and leadership of High Valley Water (supplies Summervale) to discuss the fire hydrants next Tuesday evening if an HOA board member would like to attend.

Adjourned

Meeting was adjourned at 8:50 PM

Minutes prepared by Mary Woodruff, Secretary

  
\_\_\_\_\_  
Mary Woodruff, Secretary

  
\_\_\_\_\_  
Date of Approval