

**APACHE SHORES PROPERTY OWNERS ASSOCIATION**  
14919 General Williamson Drive, Austin, Texas 78734  
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**MINUTES OF THE ANNUAL MEETING**

**MARCH 28, 2015**

**12:05 PM – Meeting Called to Order** by Michelle Dent

**Roll Call:** Present: Directors Michelle Dent, James Coney, Anita Dallas, Jody Hogan, Tom Lappin, Greg Lawrence

Absent: Nancy Lemieux, Sullins Stuart, Hector Nava

Six Directors are in attendance. **A quorum is established.**

**Approval of Minutes:** Motion made by Director Dent to approve the minutes from the Annual Board Meeting held in March 2014. Note: The minutes were amended to reflect the accurate adjournment time of 1:50pm.

Motion seconded by Greg Lawrence.

**Motion Passes:** Yes: 6 No: 0 Abstain: 0 Absent: 4

**Ballot Item Discussion:** No discussion/questions from attendees.

**Property Management Report: Paul Meisler**

- Introduction of Hector Quintanilla, ASPOA on site Office Staff Member and Judy Wilcox, Community Association Manager
- Pioneer is responsible for enforcing deed restriction violations. Drive by's are conducted twice a month
- Pioneer sent over 1100 violation letters last year
- Paul discussed Pioneer's work with the ARC and the Red Tag process and enforcement
- Pioneer pays bills and collects dues and money owed on delinquent accounts
- Pioneer collected over \$67,000 in past dues and assessments last year
- Balance sheet reflects \$570,000 in checking and savings but most of this is already allocated for roads and building funds

**Guest Speaker:** Debbie Gernes, General Manager, Travis County WCID 17

- WD 17 is separate from the County
- Our President is Jeff Roberts and we have 5 Directors
- Our website has tons of information about who we are and what we do
- Reviews history of how Apache Shores came under WD 17
- Explains the funding and transition from the old system to WD 17
- Discusses tap fees, backflow preventers, impact fees, debt service fees, out of district fees
- Meters today cost \$6,700 per living unit
- Discussed installation of additional fire hydrants in Apache Shores
- Encouraged ASPOA to vote to become in-district
- Tax rate is currently \$0.06 per \$100 valuation on your house
- New water plant is being built on the north side of Mansfield Dam
- Discussed rain water collection
- Discussed water pressure averages provided by WD 17
- Maps of the water/waste water lines and hydrants are on our website
- To join WD 17, 50 Apache Shores land owners would need to petition for annexation and WD 17 would set up an election for everyone to vote which would take place on Election Day
- If Apache Shores was annexed, land owners could serve on WD 17 Board and vote in their elections
- Discussed waste water and disposal of waste water in the area

**Michelle Dent:**

- Petition is available to sign to ask for an election regarding annexation of AS into WD 17
- Free Austin Zoo tickets are available at the ASPOA office.
- Roads report was distributed and roads meeting will probably be in late May

**Members Comments:**

1. Mikus Grinsburg asked about multiple lot invoices being sent individually versus collectively

**Meeting adjourned at 1:02 PM.**