



February 19, 2019

Dear Member:

A lot has changed in the **45 years** since Apache Shores was formed: owners, neighbors, homes, construction, vehicles, roads, costs, deliveries, crime, and laws regarding homeowners association. Last year, we worked to address those changes and bring this community and its governing documents into 2019 in a way that maintains the eclectic charm of the Patch we love. More changes are coming.

And, you can be a part of that change! Please attend the Annual Meeting scheduled for March 27, 2019 at 7:00 p.m. We have enclosed your Annual Meeting packet consisting of the following:

- ✓ Summary of 2018 Expenditures;
- ✓ Notice of Annual Meeting of Members with attached:
 - 2019 Annual Meeting Agenda, and
 - Ballot; and
- ✓ Board Candidate Profiles.

Importantly, at the Annual Meeting (or before by absentee mail or electronic ballot), we are voting to fill six positions on the Board. Please review the Board Candidate Profiles, meet the candidates on February 20, 2019 and March 13, 2019 after the Board meetings, and vote!

One of the changes the Board is implementing is there will **not** be a vote for a special assessment at the Annual Meeting. The Board has been working on changing the manner in which the Association operates and we will roll out a new plan in the coming weeks. We will need you to make these changes work.

Like you, we love this neighborhood and have been happy to volunteer our time to keeping Apache Shores going (and keeping it weird). We will be counting on you to help with the changing way Apache Shores operates and to keep this neighborhood moving forward.

Sincerely,

The Board of Directors

IMPORTANT NOTICE

Please note that this packet was revised to include a candidate who was inadvertently excluded from the 02/18/2019 email. Please use this packet and ballot instead.



APACHE SHORES PROPERTY OWNERS ASSOCIATION, INC.

SUMMARY OF 2018 AMENITIES EXPENDITURES

Community Hall	\$4,200 Paint and siding repair \$8,300 Replace one of the two HVAC systems \$2,300 Cleaned up brush and removed invasive species Total \$14,800
Soccer Field	\$4,800 Upgrade of the irrigation system and new nets \$ 700 Water collection system improvements Total \$5,500
Office Complex	\$2,900 Replace the main power electrical panel \$7,000 Surveyed 5 lots in preparation of future facilities modernization Total \$9,900
Apache Dam	\$31,000 Development of the state required Emergency and Maintenance Plan Total \$31,000
Lakeside Park	\$9,700 Added cameras, performed gates and fence improvements and maintenance \$11,400 Security Total \$21,400
Replacement of Maintenance Vehicle / Maintenance and Fuel	\$4,700 Replacement vehicle \$2,800 Maintenance / fuel Total \$7,500
Stables	\$6,400 Removal and haul away Total \$6,400
Business Complex / Maintenance of Common Areas	\$6,000 Mowing amenities common areas \$ 900 Pest control \$1,000 Provide portable restroom for disc golf Total \$7,900
Pool	\$8,300 Monthly maintenance and chemicals \$1,100 Septic and sewer maintenance \$ 600 Portable restrooms Total \$10,000
Roads	\$85,400 paving and repairs, Red Feather, Sharps, Saskatchewan, Big Horn, Yellow Bird, Nechez, Crazyhorse, Broken Bow, Little Beaver, boat launch and main complex parking area Total \$85,400
Administration (25%) and Maintenance Labor (100%)	\$34,000 Total \$34,000
Maintenance Parts / Supplies / Software (50%)	\$3,100 Total \$3,100
Utilities	\$16,000 Total \$16,000
Insurance	\$25,000 Total \$25,000
Property Taxes	\$12,100 Total \$12,100
	Total Amenities Expenditures \$289,700 *

*The Association has other expenditures.

Amenities usage in 2018:

- 110 boat parking / usage tags
- 270 family pool passes
- 80 Community Hall rentals
- 275 fobs issued for the Lakeside Park

725 families enjoyed the amenities in 2018!



APACHE SHORES PROPERTY OWNERS ASSOCIATION, INC.

**NOTICE OF ANNUAL MEETING OF MEMBERS
TO BE HELD ON MARCH 27, 2019**

It is our pleasure to give you notice of and invite you to attend the Annual Meeting of the Members of Apache Shores Property Association, Inc., which will be held on March 27, 2019 at 7:00 p.m. at the Community Hall, 14919 General Williamson Drive, Austin, Texas 78734. This notice is being provided in accordance with Section 5 of the Bylaws of the Association. A proposed agenda and ballot for the Annual Meeting of Members are enclosed for your consideration and review.

Vote at Meeting: Bring your ballot directly to the election judge at the Annual Meeting. This on-site option will be available from 7:00 p.m. to 8:00 p.m.

Vote by Mail: You may return this ballot by mail in the event you are unable to attend the Annual Meeting, but would still like to cast a ballot on the matters to be voted on at such meeting. To be effective, the absentee mail ballot must be signed, dated and returned to the Association at the following address by 4:00 p.m. on **March 25, 2019**: Troxler Inc., 100 Commons Road #7-122, Dripping Springs, TX 78620. ***Ballots delivered to the Association office or Pioneer Real Estate Services will not be counted.***

Vote Electronically: In addition, the Board of Directors has approved the use of electronic ballots for the Annual Meeting. To be effective, the absentee electronic ballot must be submitted online by 4:00 p.m., **March 25, 2019** at www.apacheshorespoa.com. To vote electronically, click on the icon "VOTE HOA NOW," enter your special code (special code is specific to your address only and is found on the address page of this mailing), complete the registration, follow the prompts and cast your vote. You will receive a confirmation of your vote if you provided your email address at registration.

Please be advised that if you cast your vote via absentee ballot (mail or electronically) instead of attending the Annual Meeting, you will forgo the opportunity to consider and vote on any action from the floor concerning the matter to be voted on at the Annual Meeting. This means that if there are any individuals nominated for election from the floor, you will not be able to vote for such nominees and/or your ballot will not be counted on the final vote on any such amended ballot items.

We look forward to your presence and input at the Annual Meeting of the Association's Membership.

Sincerely,

The Board of Directors



APACHE SHORES PROPERTY OWNERS ASSOCIATION, INC.

2019 ANNUAL MEETING AGENDA

1. Call to Order
2. Roll Call/Establishment of Quorum
3. Approval of Minutes
4. Election Discussion
5. Property Management Report
6. Directors Reports
7. Member Comments*
8. Adjournment

* As a courtesy to all Members, discussion will be limited to three (3) minutes per speaker.



APACHE SHORES PROPERTY OWNERS ASSOCIATION, INC.

BOARD CANDIDATE PROFILES

Candidate	Profile
Tim Alexander	We have lived in the neighborhood for the past six months after our purchase of our new home. We know that being on the board of an HOA is a great way to get involved with our community as we have had many opportunities to serve on boards in our past. We would look forward to meeting our new neighbors and making a positive contribution to our neighborhood. Our background includes holding the positions of President, Vice President, Secretary and Treasurer of various HOAs. I think we would be great candidates as we are empty nesters and have time to take on these new roles as well as the experience to be successful. Thank you for your consideration.
Tracey Alexander	We have lived in the neighborhood for the past six months after our purchase of our new home. We know that being on the board of an HOA is a great way to get involved with our community as we have had many opportunities to serve on boards in our past. We would look forward to meeting our new neighbors and making a positive contribution to our neighborhood. Our background includes holding the positions of President, Vice President, Secretary and Treasurer of various HOAs. I think we would be great candidates as we are empty nesters and have time to take on these new roles as well as the experience to be successful. Thank you for your consideration.
Eric Baham	I am a registered Architect and business owner practicing in the Building and Construction Industry for over ten years. Serving on a board for a college apartment complex at Louisiana State University and President of my fraternity's Austin alumni chapter has illustrated the skills required for a board position. Some of my Apache neighbors may know me from sharing our delicious Mad Pickles®, another business I started in recent years. As a resident of Apache Shores for over two years, I have come to love and respect the community support and voluntary involvement by the neighbors in this POA. If elected, I will take my drive and energy and inject it with a positive attitude into our great community.
Kathleen Crabill	I have lived in Apache Shores for the past 13 years during which I've attended most Monthly Board Meetings. Having recently retired, I am seeking the opportunity to give back to my community, helping to ensure the future and uniqueness of Apache Shores. I bring to the table these past experiences: 1) Human Resources Director: Excellent communication skills and high ethical standards supporting management and employees across the globe for the past 22 years. 2) Accounting: Treasurer for the Evansville, Indiana Easter Seals Auxiliary. Employed as a degreed Accountant supporting businesses and individuals from all walks of life.
Gary Finch	My name is Gary E. Finch and I am a 67 y.o. retired dentist of 39 yrs. My wife and I, Patti, have been married for 42 yrs and have been residents of Apache Shores for 7 yrs. I am a veteran of 4 yrs service in the USAF as a Captain Dentist and was awarded the Air Force Commendation Medal. I also was selected to serve in a 1 yr General Practice Residency while in the Air Force. As a dentist in private practice, I earned a Fellowship and Mastership in the Academy of General Dentistry. I also



Candidate	Profile
	<p>served as chairman of several committees in the Greater Houston Dental society for several years. I was member of the Rosenberg Rotary Club for over 30 years with perfect attendance and held many positions ,including President.I also was on the board of Behind the badge Charity and a 10 year volunteer of Men Who Cook, another local charity. I did charity work for the Women’s center and Helping Hands by providing free dental care.I graduated from The University (UT) with honors in Mechanical Engineering and from UT Dental Branch in Houston. I developed my love for Lake Austin while at UT and now we are proud landowners on the lake. We have two grown children and 8 grandchildren. I feel I would make good Board member because of our love of this community and our desire to keep it safe, clean community we can be proud of. Thank You.</p>
Steven Maxwell	<p>We were fortunate enough to relocate from Dallas to Apache Shores in July, 2018. After renting a home in the area for just 4 months, we bought a home in the community because we knew this is where we wanted to stay. During a 30+ year telecommunications career, it was my pleasure to serve on the following boards: ● IEE (Institute of Electrical and Electronics Engineers) / CVT Chapter – including as board chair; served 21 years ● Texas Homeland Security Alliance – president; served 3 years ● Safety Committee – church committee board chair; served 10 years. As a member of the board, it would be my desire to help make our community an even better place to live. Thank you for your consideration.</p>
Esequiel (Junior) Rios, Jr.	<p>My family and I have lived in Apache Shores for the last 6.5 years. We enjoy all the amenities that Apache Shores has to offer. I am currently serving on the board and would like to continue serving in order to help this community flourish. I have been involved in some of the improvements that have been made to the lake park and the children’s park. I would like to continue to help with more improvements throughout our community. I am owner and operator of Kelo Construction while I also serve as a project manager for one of the largest builders in Austin. I can help improve this community with the experience I have along with the contacts I have made which in turn would benefit all of its residents.</p>
Doug Saile	<p>Having served off and on the Apache Shores POA for the past 18 years and a resident since 1985, I have worked to improve parks and roads. I will continue to offer my support to keep things moving forward as I have in past years.</p>
Ihor Stepanov	<p>Representative for Art Village LLC</p>
Bob White	<p>My wife and I have live in Apache Shores for 16 years. We picked Apache for our home because of the eclectic environment and our beautiful hills and canyons. I have served as your board treasurer or two years, participated on the ARC, and worked with the amenities committee to make improvements at the Lakeside Park, and our General Williamson complex in preparation of future modernization. As your board representative, my goals will be consistent application of the DR’s, continued improvements to our amenities and roads, and assist in creating a safer living environment in our community.</p>