

SPRINGBROOK GLEN HOMEOWNERS ASSOCIATION, INC.

Board of Directors

August 22, 2024

MINUTES

I. Call to Order and Establish Quorum

Meeting was called to order at 6:02 p.m.

Present: Michael Carlson, G. Matthews, Henry Garcia, Clair Tinajero, and Carissa Bishop

Others Present: Jack Baker and Stacy Knispel with Community Association Management and 2 members.
20 Members in total were present either in person or by proxy.

II. 2023 Annual Meeting Minutes

The previous annual meeting minutes were adopted as presented.

III. Financial Report

Michael Carlson presented the financial report. Carissa Bishop asked if the board could get a visual report of expenses over time so that it could see any trends in expenses. G asked if he could get an excel spreadsheet of the financial data in addition to the printed report.

IV. Election of Directors

G Matthews, Michael Carlson and Henry Garcia were up for reelection. Henry Garcia nominated Catherine Hafner. Catherine accepted the nomination. Henry Garcia removed himself from the running. G Matthew, Michael Carlson, and Catherine Hafner were uncontested and elected.

V. Open Forum

A member noted that the neighborhood was looking unkempt in some areas and wanted to know what could be done. Another member agreed we should work to keep the neighborhood nice, while also keeping water restrictions, etc. in mind. This led to a discussion on xeriscaping, for which G shared some resources from the City of Pflugerville website.

It was noted that more properties seem to be rental properties. The board discussed ways to be informed when a property is leased (homeowners should notify the HOA but this doesn't always happen). No solutions were presented to address the concern that the increase in rental properties with renters who may not be able to maintain lawns is contributing to the lack of neatness in the neighborhood.

A member also asked about a sitemap of the neighborhood to compare houses in and out of the HOA area. Catherine shared such map is available on the signage at the community park.

Finally, a member asked for an explanation of the benefits of the new HOA Portal (Vantaca). Jack/Stacy shared ways to access HOA communication, HOA forms, and bill pay.

VI. Unfinished Business

We reviewed accomplishments, including: park improvements (refreshed trail, trimmed trees and removed poison ivy behind trail) and the replacement of two mailbox centers.

VII. New Business

A few amenities at the park need to be checked. The crank on the volleyball net may have come undone again. The locks on the dog stations are sticking and may need to be replaced.

VIII. Adjourn

The meeting was adjourned at 7:00 p.m.