

The Peninsula on Lake Austin Common Area Council of Owners
Quarterly Meeting Minutes
May 14, 2024
4:00 p.m., 2305B Westlake Dr., Austin, TX

- 1. Call to Order - 4:05 PM – David Jones**
Attending: Mike Lehrter (14); David Jones (12); Johnny and Brenda Jones (8); Everett and Julie Carmody (5); Mike Telch (3); Jill Williams (13 - by phone)
- 2. Approval of March quarterly meeting minutes**
Motion to approve -Carmody, second J.Jones
- 3. Reports of Officers**
 - A. President's report
David Jones deferred report to agenda items in old and new business
 - B. Treasurer's report - Financial update
Mike Lehrter went over latest financial report. Front loading of insurance costs has put us behind for the month but will equal out over the year. Other costs are in-line with budget
- 4. Unfinished Business**
 - A. Landscape renovation
Julie Carmody discussed the status of the landscape committee's deliberations.
At this time seeking bids from Landwest, Republic Land Design, Consort Landscaping and Madrone Landscaping. Committee will meet in a few weeks.
 - B. Amendment to Declaration
Decided to defer at this time, but do need to amend the current Declaration to cover maintenance responsibilities and corporate ownership
 - C. Survey plat completion
This has been completed and is attached.
- 5. New Business**
 - A. Triangle canal bulkhead deterioration
Renovation has been completed and new "No Trespassing" signs installed

- B. Construction issues
Construction of condos continues. Timeline for units 8 and 11 are end of summer.
- C. Triangle fence
Bid received and will be straightened and strengthened
- D. Peninsula lawn renovation
Discussion tabled waiting on overall landscaping plan
- E. Bridge railing deterioration
Need a bid to repair south bridge railings that are rusted and in some places the metal has deteriorated.
- F. Trespassers
Group swimming in pool after climbing fence; no damage
- G. Tree trimming
Tree branch broken overhanging transmission lines has been removed. Need trimming back of tree branches rubbing on exterior of condos
- H. Lake Austin Marina wall repair bid
Board agreed to pay \$7,000 for repair which is ongoing
- I. Replacement webbing of bar chairs in gazebo is being bid along with repair of chaises
- J. Common area planting
If owners want to plant landscape items in the common area, they are required to advise the Board of such to determine aesthetics and continuity.

6. Adjournment

4:55 PM - Motion by Everett Carmody, seconded by Mike Lehrter