



Estates of Brentwood 2018 Meeting

Agenda

- **Guest Speaker**
 - **New Residents**
 - **Property Update**
 - **Report on 2017 Initiatives**
 - **2018 Future Projects**
 - **Short Term rentals**
 - **General Items**
 - **Architectural Control Committee**
 - **Budget Report**
 - **Election of Officers**
-

Special Guest: Jimmy Flannigan



- **District 6 Council Member**
 - Represents Northwest Austin
 - Small business owner
 - Attended University of Texas
 - BBA & MBA
 - Longhorn band: Tuba section leader
 - Main interest in traffic solutions
 - Lives in Hunter Chase



New Residents during the past year.

- 11417 Rockwell Place
 - Li Dapeng & Xiaole Jiang

Number of Original Homeowners:	17
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Price per sq ft:	\$190 - \$200
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Original EoB Homeowners

- 10709 Centennial Trail Mike & Mary Thompson
 - 10718 Centennial Trail Jeff & Marianne Johanns
 - 11401 Cezanne Court James Cordera
 - 11409 Cezanne Court Kurt Chew
 - 11109 Cezanne Street Hoi Jeong Yoo
 - 11209 Cezanne Street Sanjay & Chitra Deshpande
 - 11308 Cezanne Street John & Nancy Ryder
 - 11200 Matisse Trail Gary and Betty White
-

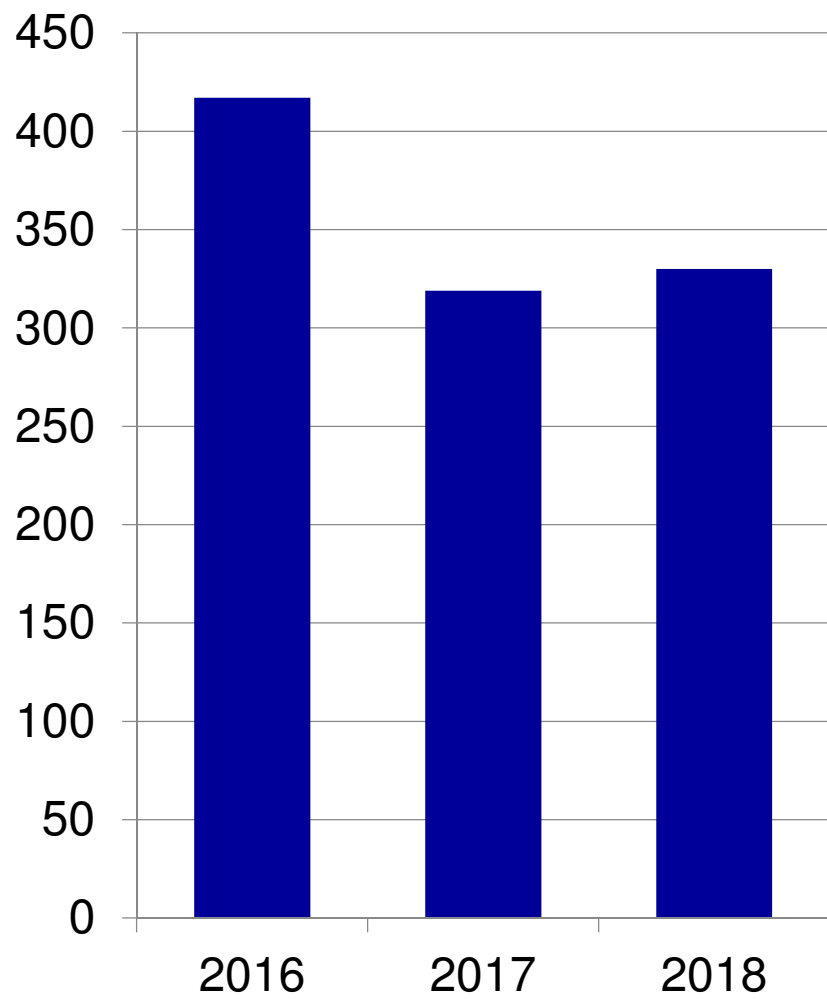
Original EoB Homeowners

- 11300 Monet Drive Richard & Julie Pratt
 - 11304 Monet Drive Gorlyn Janzen & Nancy Morris
 - 11316 Monet Drive Shridhar Pushpavanam
 - 11317 Monet Drive Jack & Anita Moore
 - 11324 Monet Drive Weichong Chang & Ann Suhing
 - 11405 Monet Drive Bill & Mary Throop

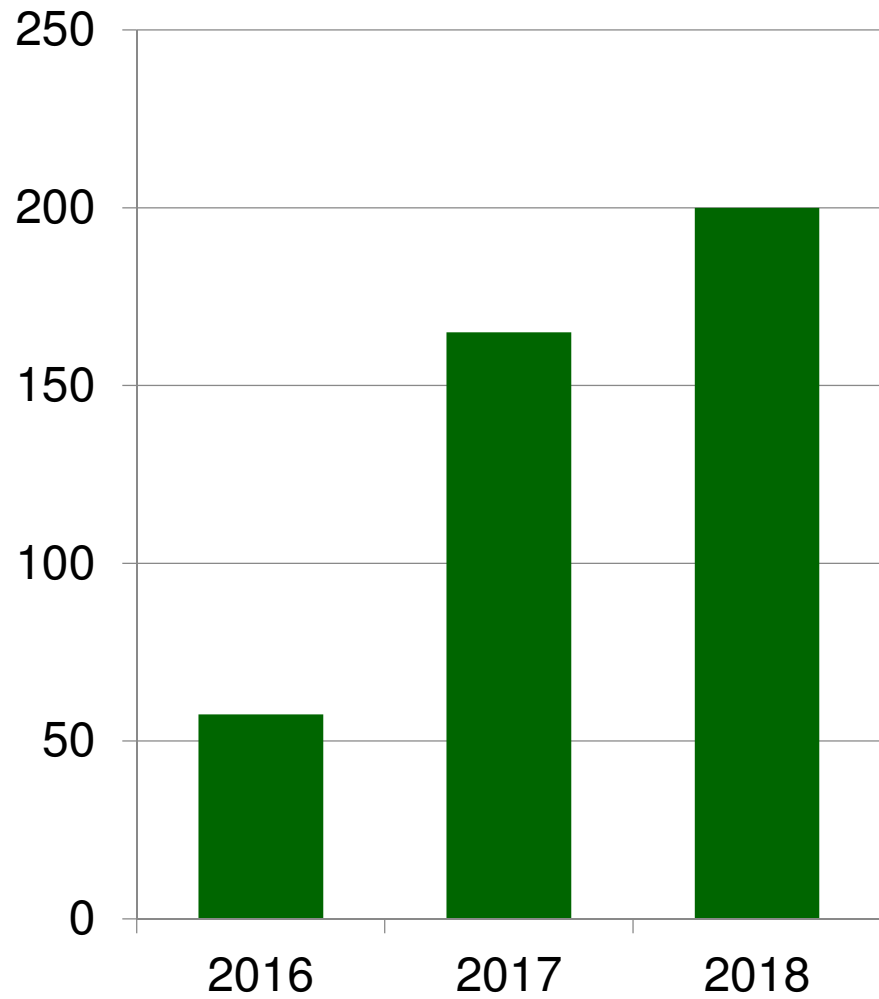
 - 11304 Rockwell Court Pat & Judy O'Rourke
 - 11317 Rockwell Court Mark O'Connor

 - 11401 Rockwell Place James & Tulin Varan
-

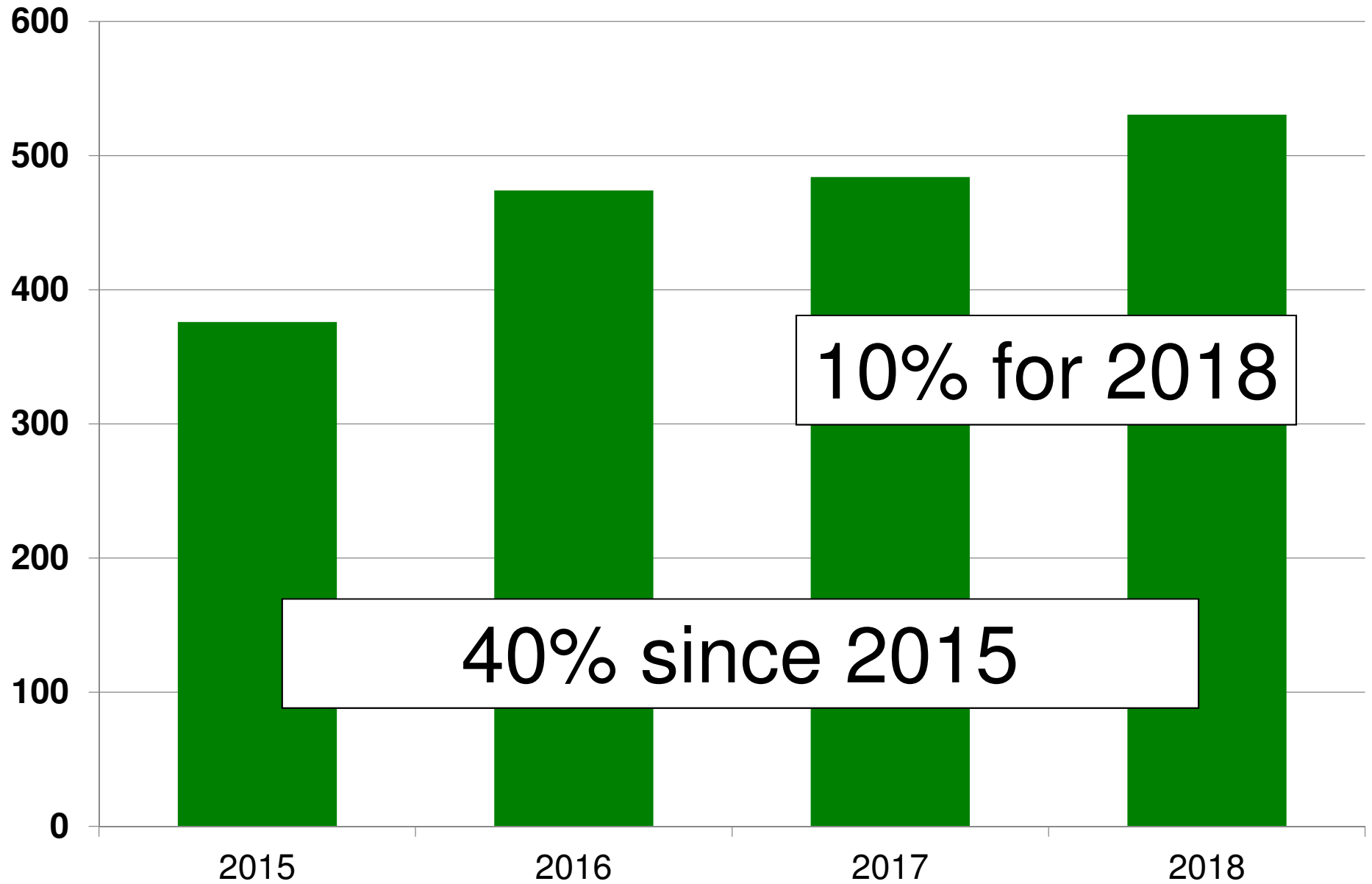
Homesite Values



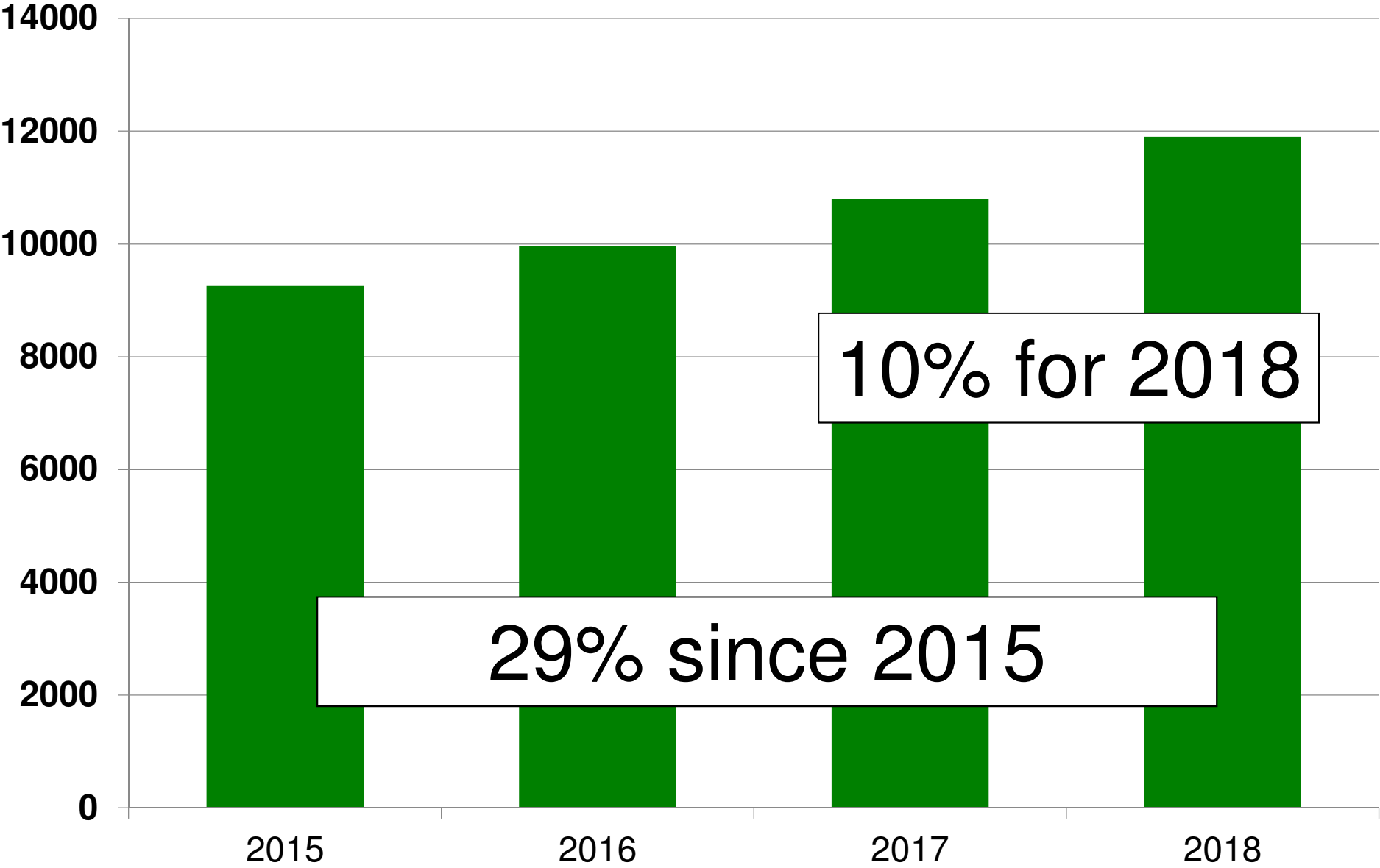
Land Values



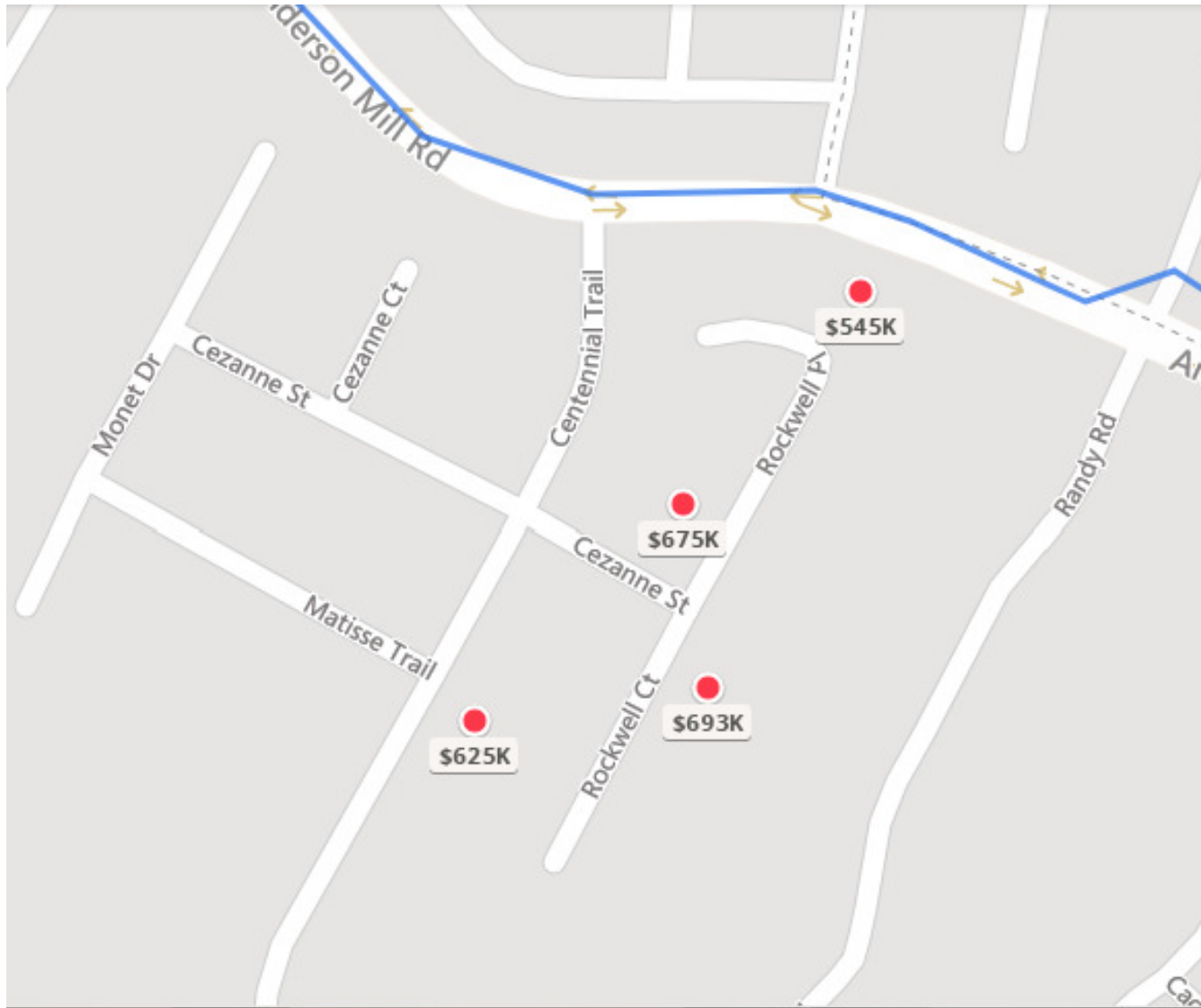
Assessed Values



Property Taxes



Four Homes on the Market



Report: Proposed Projects from 2017

- Landscaping for Sign for the park
 - Similar design to new design for the entrance
 - Modify Park Boundaries
 - Benches and table for the park area
 - Power washing of Stone Wall
-

Landscaping for Sign for the Park

- Added border
 - River Rock
 - Two large rocks
 - Two yucca plants



Previous Layout for Park Lots



Potential Layout for Park Lots



Park Projects

- Park Equipment
 - Path Repairs
 - Mosquito Control
 - Over Growth Removal
-

Park Equipment





Park Pond

- Purchased Mosquito Fish to control mosquito larva
 - Added fish three times during the year due to fluxuating water levels
 - 12 fish per time
 - Cost: \$1 per fish
-

Potential 2018 Projects

- Installation of Bollards
 - Stone Wall along Anderson Mill Road
 - Cleaning
 - Additional Park clean up
 - Area near Monet Court & Around pond
 - Mail Boxes
 - Find alternative to current configuration
 - Complete Email list of EOB owners
 - Short Term Rentals
-

Stone Wall

- **Need for Pressure Washing in 2018**
 - > \$3500
 - Apply Mold retardant
 - **Need to keep shrubs, vines, and trees away from the wall**
 - Reduce molds, etc.
 - Need assistance from Home Owners
 - **Landscaping trimming**
-

Mail Boxes

- Issues removing mail from current boxes
 - Different opening size issues
- Investigate what other options maybe



Email

- 100% of all EOB homeowners
 - **Need assistance from homeowners to keep it accurate**
 - **Be used for future meeting information**
 - **Assist with Proxy collection**
 - **Check email before you leave today**
-

Short Term Rentals

- Examples: Airbnb, HomeAway, Tripping.com, Homestay, Couchsurfing, etc.
 - Short-term lodging
 - Room or entire house
 - City license is required
 - Current covenants has no formal language regarding their status
 - Current legal landscape is a moving target
 - **Next steps...**
-

General Items

- Yard Signs
 - Yard Maintenance
 - Crime Update
 - Garbage Cans
 - Dogs
 - Bulk Collection
 - ACC Report
 - Social / Neighborhood
-

Yards Signs

- Please do not place commercial yard signs in your yards
- They distract from the overall look of the neighborhood
- Issue: Math Induction problem



Yard Maintenance

- Please maintain your properties
 - ***Four Properties* identified this spring....**
 - Eliminate tall grass & weeds
 - **May need Yard Service assistance**
 - **Weed and Feed**
 - Top soil depletion
 - Add compose
-



City Data Crime Map

<https://spotcrime.com/>

New Austin Police Area Representative

- Contact: John Gabrielson 512.974.5963



Garbage Cans

- Recycling containers add to the problem
 - Covenants / Codes / Restrictions on Garbage Cans
 - Must no be visible from street
 - Removing trash / recycle containers from the street by Wednesday evening
 - Handful of households not in compliance
 - Board ask for everyone's assistance
 - Garages / behind fences / etc.
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Dogs....

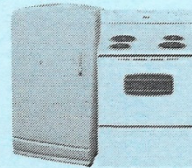
- Please monitor your animals
 - Being on a leash is not always sufficient
 - **Please pick up after them**
 - Landscaping contractors would appreciate it
 - Fellow EOB residents would appreciate it
 - Be observant of dogs running loose..
 - Document
-

Reminder

Your **BULK COLLECTION** begins on:
April 16, 2018

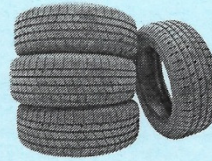
To the
curb by
6:30 a.m.
Monday

Make Three Piles



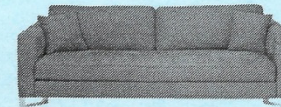
Metal items

5 feet
↔



Tires

5 feet
↔



Non-metal items

Bulk Collection Guidelines

- Bulk collection is for large items such as tires, furniture and appliances.
- Remove doors from appliances, gas/oil from mowers and barbeque grills, and nails from lumber.
- Items will be picked up throughout the week.
- Visit austintexas.gov/bulk for more information.

Crews cannot collect brush, sheet glass, construction or remodeling debris, household garbage, cardboard boxes, auto parts, truck tires or chemicals such as paints, solvents or pool chemicals.

DO NOT:

- Place items in an alley or in front of a vacant lot.
- Place items in bags, boxes or personal garbage containers.

Residents can drop off appliances for recycling anytime at the Recycle & Reuse Drop-Off Center at 2514 Business Center Drive. For more details about drop-off, visit austintexas.gov/dropoff or call (512) 974-4373. For other questions, call Call 3-1-1



austinrecycles.com

Si quiera esta información en español, llame al 3-1-1



08/16

Architectural Committee

- **Board / Committee relationship being reviewed**
 - **Function**
 - Monitoring the guidelines of the Convenance
 - Yards, walkways, cars / trailers / boats / etc.
 - Safeguard; Helps protect our property value
 - Review proposals: Fences, Major landscaping, etc.
 - **2018**
 - If you planning changes, please contact them first....
 - **Committee contact:**
 - John Ryder
-

ACC Report

- Approved requests for the Estates of Brentwood 2017:
 - Replacement fence and gate on Monet Drive and Matisse Trail



Social Committee

■ Function

- ❑ Would pursue general activities such as plan neighborhood get-togethers (Ice Cream social, etc.), coordinate neighborhood garage sales
 - ❑ Potentially putting together a new hard copy neighborhood directory
 - ❑ Would have a budget to work with
-

Ice Cream Social in May

- **Sponsored by HOA (FREE)**
 - **Volunteers welcomed**
 - **Location: Park under the trees**
 - **Contact Julie Pratt**
-

Know Your Neighbor

Benefits of Neighbors

- *Neighbors are crime fighters*
- *Neighbors can house sit, pet sit, babysit*
 - *Neighbors are a tool shed and hardware store*
 - *Neighbors lend expertise and advice*

And while you're out...

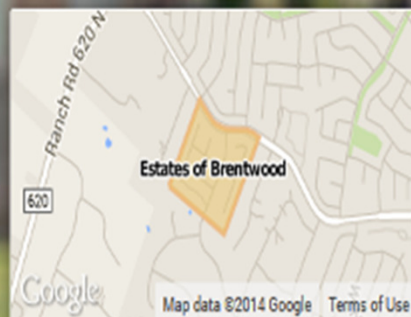
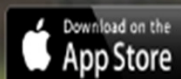
- *Neighbors can pick up your paper/get mail*
 - *Neighbors can water plants*
 - *Neighbors can turn your lights on and off*
 - *Neighbors can be your eyes and ears*
-

Please sign in to Nextdoor Estates of Brentwood to continue. If you don't have an account, [sign up](#).



The private social network
for neighbors in Estates of Brentwood.

Austin, TX



 SIGN IN WITH FACEBOOK

or

Remember me [Forgot your password](#)

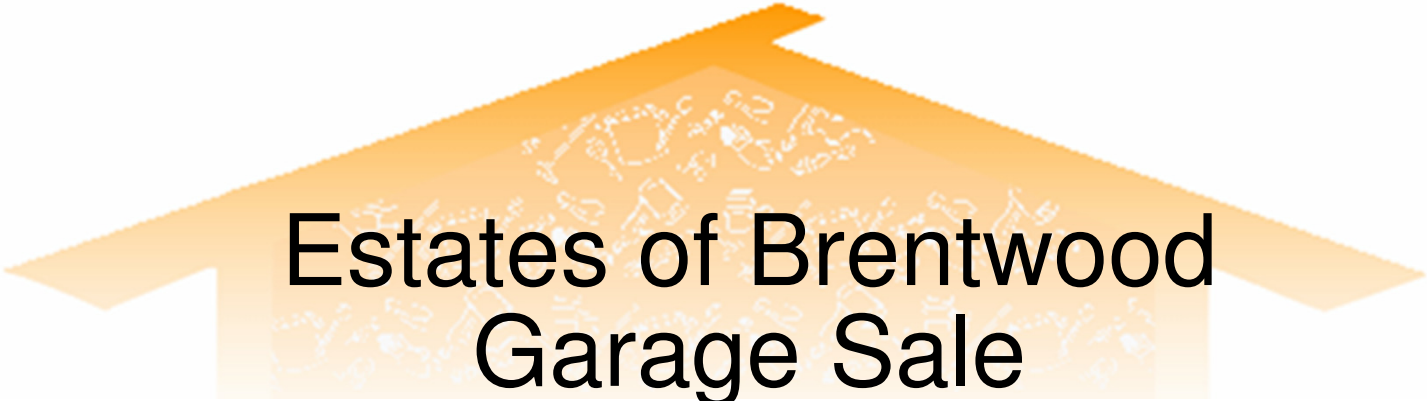
SIGN IN

No account? [Sign up](#) or [learn more](#).

[About](#) [Our manifesto](#) [Neighborhoods by state](#) [Help](#)

Estates of Brentwood Next Door members





Estates of Brentwood Garage Sale

As a benefit to the residents of the Estates of Brentwood, the HOA is paying for the advertising and promotion of this event. Each homeowner participating should have their items on display promptly at 8:00 A.M.

Volunteer Identified

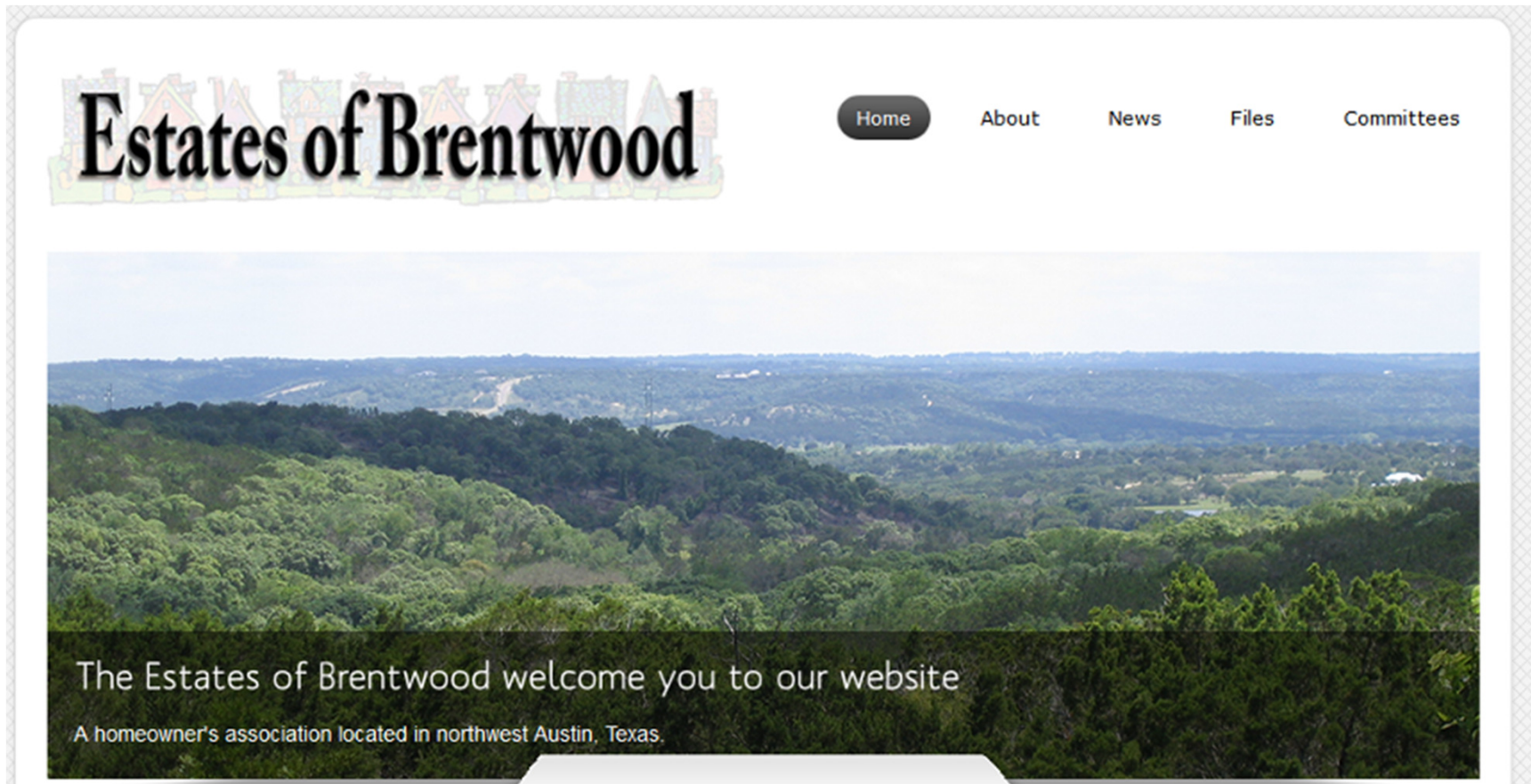
Please limit # of Garage Sales

Date ?????

Brentwood HOA Web Site

- Lot of content...
 - Covenants, Articles, Minutes, Finance reports, etc.
 - Board would like to make this the primary communication instrument with Homeowners...
 - Need email addresses
-

Web Site



<http://www.estatesofbrentwood.org/>

Budget Report

Election of Officers

- Jim Jones
- Richard Siegmund
- John Ryder
- Pat O'Rourke
- Jim Muir
- David Murray
- Julie Pratt

Current Board
members

Election of Officers

- ***Jim Jones***
- ***Richard Siegmund***
- **John Ryder**
- **Pat O'Rourke**
- **Jim Muir**
- ***David Murray***
- ***Julie Pratt***

Three officers
up for reelection

One officer is
moving and will
create an open
position

Election of Officers

- **One year term**
 - ***Mamta Verma***
 - **Two year term**
 - ***Richard Siegmund***
 - ***David Murray***
 - ***Julie Pratt***
-

The End
