

MISSION TRACE HOA
Board of Directors Meeting
August 22, 2023
Clubhouse 11333 Mission Trace

Meeting called to order by President Ray at 6:35 p.m.

Present:

Bob Ray
Nancy Feagin
Barrett Schultz
Betty Harper
Janet Riley
Suzanne Elliott
Thomas Crozier

President Ray established a quorum and read the ground rules for the board meeting. The first order of business was to approve the minutes from August 8, 2023. No corrections were mentioned. Betty Harper made the motion to approve the minutes as written, with a second from Nancy Feagin. No objections. Motion carried unanimously.

President Ray cited the MTHOA Bylaws and suggested that Chris Conkle be removed from the board since he has missed 3 consecutive meetings. Nancy Feagin made the motion with a second from Janet Riley. The vote was unanimous.

President Ray then asked for motions to fill the positions of Vice President/Engineering, which was left vacant due to the resignation of Scott Pope and the positions of Architecture Compliance/Home Maintenance, which is now vacant by the removal of Chris Conkle.

Suzanne Elliott motioned to appoint Mauricio Tafoya to the position of Architecture Compliance/Home Maintenance and seconded by Janet Riley. The motion passed unanimously.

Betty Harper made a motion to move current board member Suzanne Elliott to VP/Engineering Chair and seconded by Janet Riley. The question was asked by Thomas Crozier as if it would be a double position of Engineering/Secretary. The answer from President Ray was no but she would be VP/Engineering Chair. Mr. Crozier asked if there is a person to replace the secretary before the vote is taken. Betty Harper nominated Barbie Mapes as secretary. That nomination was held until vote was taken for VP/Engineer Chair. The vote to move Ms Elliott to Engineering/VP passed unanimously.

The motion for Barbie Mapes for Secretary/Admin was then addressed. Discussion was held as to the difference between Secretary vs Secretary/Admin for clarification that two positions are not being combined for one person. The explanation of the Secretary responsibilities was

given (help manage the office and take minutes of the meetings). Motion passed with Nancy Feagin abstaining.

The new contract for Green Landscaping was addressed. President Ray pointed out some revisions that need to be made to the signed contract. During the discussion questions were asked about signing existing document and then re-signing after corrections/clarification are specified. The handling of missed hours due to rain days and how these hours are made up or deducted from billing were discussed. After much discussion, it was recommended that the section regarding tree trimming be removed or reworded since we pay for a licensed arborist to come in and cut the trees, not Green Landscaping.

Green Landscaping only removes the “suckers” they do not remove limbs or handle any tree trimming. It was suggested to look at a landscaping company that has someone on staff that is licensed to trim the trees. Mrs. Feagin pointed out that it would raise the cost of the contract.

Thomas Crosier made the motion to get 2 additional bids that include the full care of the facility with tree trimming and to adjust the budget for the extra expense. The motion was seconded by Betty Harper. After continued discussion, it was agreed that Green Landscaping would be allowed to rebid, so it would be a total of 3 new bids. The motion was clarified that the contract on the table with Green Landscaping, not be approved and 3 new bids that included taking proper care of the entire neighborhood with licensed tree trimmers be obtained (with Green Landscaping to rebid) passed with 5 voting in favor of not approving the contract and getting 3 new bids that include specifics related to tree trimming. Mrs. Feagin voted no and Barrett Schulz abstained because he would like more discussion.

PWC Agenda Item

The Pond & Waterfowl committee was represented by Minton Newman, Margaret Priesmeyer, and Al Mozisek. Peter Pickup is out of town and could not attend. Mr. Newman presented the board with a packet, researched, and put together by Mr. Pickup, regarding the problem of the Ligustrums around the pond. Mr. Minton explained that, per Operating Guidelines of the Pond & Waterfowl Committee approved at the Board Meeting on Aug 8, 2023, the Pond Committee will not spend any of the donor’s contribution in excess of \$5,000 without board approval.

The first order of the business for the Pond Committee is to establish a Master Plan to restore and refurbish the Pond. They have obtained bids for various options. They would like to do a Town Hall meeting for the neighborhood once they get a plan put together. Mr. Minton also stated that they would like to do a community survey and find out if additional funds can be raised for the total cost of refurbishing the pond. The Pond Committee will work with Engineer chair, Suzanne Elliott to develop the master plan but they would like to get started removing the Ligustrum trees. The Pond committee would like to see all the Ligustrums removed but would like to reach some kind of agreement with the board.

Janet Riley asked for clarity as to if Mr. Newman is asking for all the Ligustrums, including the ones by the tennis courts, to be removed or if there could be a compromise. Mr. Newman and Mrs. Priesmeyer stated that they are willing to compromise. Mrs. Priesmeyer added that the Mark from the Texas A&M Forestry commission did recommend not removing them all at once. Thomas Crosier asked to clarify that there will be something to replace the Ligustrums that are removed. Both Mr. Newman and Mrs. Priesmeyer stated that something will be planted in the area that Ligustrums are removed, possibly with Red Bud trees. President Ray encouraged all homeowners to go look at the Overlake side of the pond and what they think and welcomed their opinions. Barrett Schultz agrees that it is a good idea for the neighborhood to be involved. Nancy Feagin voiced that the agenda was vague as to what was going to be discussed and needed to be clearer.

Mr. Schultz believes that the Pond Committee should have their own meeting, run by them, separate from the board. Thomas Crosier feels that more discussion on the needs of the pond and the integration with the Board is required. Discussion continued regarding proceeding with the removal of the Ligustrums. The bid the Pond Committee has from Rojo Tree service is \$6,000 and includes removing all the Ligustrums. Nancy Feagin objects to this company being used due to their history in our community. President Ray recommended to get another estimate. Mr. Crosier suggested that an estimate be gotten that also included replanting in the areas where the Ligustrums were removed.

HOMEOWNERS FORUM

Karen Vaught reminded the board of the presentation that was given by Mark Kroeze, at the board meeting on August 8, 2023, included other recommendations with other trees around the pond area beside removing the Ligustrums and feels that his input should be taken seriously. Ms. Vaught sent a copy of that report to Mrs. Priesmeyer as well as the Board.

A homeowner asked about adding water to the pond and how often that is being done. He also asked if evaporation is the current reason for the pond to be getting lower. President Ray stated how costly it is to put water in the pond. He also stated that since we are currently in a drought, it is a good time to start refurbishing the pond. We are allowed to add water once per week on Wednesday.

Open Meeting adjourned to Executive Session at approximately 7:40

Executive Session

A motion was made by Suzanne Elliott, to have Christy Mason continue on remotely until the end of the year. After discussion, Barrett Schultz seconded the motion, which passed unanimously.

Adopted a written or corrected

Date: 4/11/2023

Barbara A. Mapes