

River Crossing Improvement Association  
Annual Meeting – Hyatt Lost Pines  
March 5, 2016

## Meeting Minutes

### 1) Meeting called to order at 9:36a.m.

- a) Welcome to all attendees by President Bill O'Hara.
- b) Board member introductions – Karen Halliday VP, Sandy Reed Treasurer, Carl Rees Board Member and David Gonzalez Board Member.
- c) Introductions of Pioneer Real Estate Services – Paul Meisler and Jessica Gebhart.
- d) Verification of Quorum or Majority – Paul Meisler verified we have a quorum of 75.
- e) Agenda reviewed by Bill O'Hara.
- f) Approval of 2015 Annual Meeting minutes – the minutes were motioned and seconded and will be posted to the website.

### 2) RCIA Board Report

- a) President's comments and 2015 projects
  - Implemented the website Nextdoor for River Crossing, so all neighbors could keep in touch thru posting.
  - New entry improvements – plantings in beds, irrigation system update and tree plantings on the promenade.
  - After a survey on the park and dock, the park has been re-opened for access by vehicles. Regular mowing takes place, picnic tables are available, boulders have been moved at the entrance for vehicle entry.
  - Dock repairs have been made after 2 vandalism occurrences. Railings/steps replaced as needed, trees and weeds have been cut back and dock area was cleaned by volunteers.
  - Neighborhood Watch program was set up for River Crossing, with Carl Rees organizing this.
  - Joe and Bev Angel have Art Haven hours concerts thru-out the year, posted on Nextdoor.
  - Regular monthly board meetings take place the 2<sup>nd</sup> Thursday of each month. The meetings were previously at the Hyatt, but were moved when the Hyatt manager moved from our neighborhood. John Halladay, husband of board member Karen, volunteered his place of work (Agilent Technologies) for the monthly meetings. The monthly meetings will now move to a new venue, which will be posted on the front marquee.
  - Events for this year included the Halloween hayride, organized by Catherine Roberts, and the Ladies Ornament Exchange,
  - There are also several walking groups that you will see thru-out the subdivision.
  - The mowing schedule by Josh Gill and his crew is the front and promenade will be mowed twice a month and the trails and right of ways will be mowed one time a month. We did see proposals on the mowing service, but no one could beat his price or availability. We now have a 2 year contract with Josh Gill. If you do not want Josh to mow your right of way, contact Bill O'Hara for Josh's contact information.
- b) Plans for 2016 – There will be additional park work, as the low water crossing in dry creek is in need of attention. There is also a suggestion to replace the rock at the front entrance with a concrete curb, along with a walk pathway from the front gates to the first curve.
- c) 2015 and 2016 Dues Assessment – The board determined that there was not a need to increase dues for fiscal year 2016, as we have reserve money put away and no new major project is needed this year.

### 3) Committee Reports

- a) Architectural Control Committee – In 2015, there were 12 submissions, which included 1 new home and the rest for additions. Temporary fencing should be used only during a construction project and only up for a certain length of time. All fence projects should be sent to the ACC committee for approval. These steps should be taken for older white fencing on Colorado that is currently in disrepair – Remove the fence completely, replace with a new fence or repair the current fence. It is the owners' responsibility to make these repairs or tear-down. The original manufacturer is now out of business, so there is no possibility of getting replacement parts. There is wording on the sale paperwork to the effect that the fence parts can be ordered, but this will be revised going forward.
  - b) Research Committee – CTA (Central Texas Airport) project has died down as Mr. Carpenter could not get backing. But, it could flare up again if he can get funding. Double Eagle Ranch, just east of us, has a preliminary plan currently being reviewed by Bastrop County. There is a lawsuit against this action. Pecos Street is the only street that could be an outlet for Double Eagle. Commissioner William Pena has said that Colorado Drive will be surfaced in 2016 with the chip seal process.
  - c) Welcome Committee – New neighbors receive a basket of food and information. Gina O'Hara needs any information on new residents moving in. Send her info via Nextdoor.
  - d) Landscaping Committee – Concrete curb at the front entry will be looked at to replace the rock that continually needs attention. The board will also look at a path near the entry way for walkers. A survey will be sent out about what neighbors want to see in the neighborhood. The horse trails have lots of holes and we will contact Josh to fill as he is on them mowing. A neighbor asked if there was any recourse we can take with the business to the left of the entry way. The board has looked into this question and there is nothing we can do unless we plan a row of trees to hide it. This will again be on the board agenda
  - e) Neighborhood Watch Committee – Carl Rees set up training for the neighborhood with the Bastrop Co Sheriff's Dept. Signs were ordered and posted thru-out the neighborhood, along with signs for the patrol vehicles. David Long helps Carl with the patrols. If you are going to be away, contact Carl or David and they will fill out the paperwork for the Sheriff to make drive by patrols.
  - f) Park Committee – The board determined that River Crossing needed a clean and safe area to enjoy picnics or fishing. Help keep the area clear of trash and alert the Sheriff if there are cars there after dark. We need neighborhood input on what is wanted for the park area.
- 4) Financials** – We changed from a fiscal year of Aug 1 - July 31 to January 1 thru December 31. This made more sense and makes it easier to understand the financial reporting. Paul Meisler reviewed the balance sheet and income statement. Paul also reviewed the budget for 2016.
- 5) Board Member Election** – There were 2 neighbors on the ballot – Bill O'Hara and Scott Rebman. There were no additional floor nominations. Nominations were closed and a motion made to accept the 2 candidates, which was seconded. The new board members are Bill O'Hara and Scott Rebman.

### 6) Community Forum

- Brenda Retzlaff, the Floodplain Administrator for Bastrop County, brought 2 maps with floodplain data. One map was a current plan and the other was an older version. This was to show that the dry creek area was now on the map with a 2% chance of a flood risk. Pamphlets were also available. Any questions can be directed to her in Bastrop at 512-581-7176.
- The trailer policy was questioned. The board will modify the horse trailer policy to say it needs to be in the back of the property but not necessarily out of site. The board understands that these trailers need to be

accessible when needed. Any other trailer visible will adhere to the RCIA trailer policy. The Board will be checking for any trailer that is visible and a warning letter will go out. Any assistance by RCIA neighbors is greatly appreciated. You can go to [www.Rivercrossing.org](http://www.Rivercrossing.org) to report a trailer violation.

- A reminder for all neighbors that the speed limit on Colorado Drive is 35mph. Be careful of walkers and if you see someone speeding, please call the Sheriff.

**7) Adjourn meeting – Meeting adjourned at 11:00a.m.**