



Shady Hollow
Home Owners Association

Shady Hollow Highlights

The Official Publication of the Shady Hollow Homeowners Association

Kids Against Hunger

On January 21, 2018, Kids Against Hunger event held at the Shady Hollow Community Center, packed 24 boxes of food supplies, which will provide over 5,000 meals to those in need. Special acknowledgement to Shady Hollow resident, Ernest Rebeck with the Greater South Austin Kiwanis, and the amazing student volunteers from the following organizations who helped to make this event a success: Bowie High School Key Club, Akins H.S. Key Club, St. Edward's CKI, Texas State at San Marcos CKI, Northeast Austin Kiwanis, Northwest Austin Kiwanis, and Greater South Austin Kiwanis. Most of the boxes will be shipped to Haiti.



Next Board Meeting

February 15, 2018 7 pm
Community Center
Annual Meeting

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Valentine's Day

**I Love You So
Much**



That's why I'm willing
to let you think you
were right.

New Years Message

by Mike Cain

SHHOA President

Winter keeps hanging on...

I'm ready for some "chamber of commerce" weather. You know, the shorts and t-shirt in February weather. But I have seen a little green peeking out in my lawn so perhaps the end of this winter is finally coming to an end. I'm looking forward to seeing some leaves on my elms and crepe myrtle trees. And the highlight of my spring – seeing if the lawn equipment will start. Ah, the boring life of an HOA President....

Some time ago, I wrote that I wouldn't use social media to judge our community. I still stand by that statement but continue to notice a trend. The oddest things will polarize a neighborhood, and Shady Hollow isn't immune from that happening. For the most part our passions are productive and well intentioned. Some of our neighboring areas seem intent on reminding me that I made the right choice when we chose Shady Hollow as our home.

As we approach the elections I know there is much still to be done. We have made strides on improving our amenities and I'm excited to see the work that has been done recently at our pool. It was much needed. The focus for the coming year will be updating our governing documents and improving enforcement of our covenants. While homes continue to bring top dollar the community as a whole can't be complacent when it comes to complying with our covenants. Consider talking to your neighbors about problems or covenants violations, it doesn't have to be a bad thing.

As always, this community needs involved residents, our committees and the HOA Board need your insight, your ideas, and your feedback. Many of the special events, activities, and day to day operations could benefit from your involvement. I look forward to seeing some new faces in the coming months!

Pool Update

The Capistrano Pool renovations are moving along at a great pace. The coping around the edge of the pool has been removed and replaced with Lueders stone with new tile underneath. The bottom of the pool has been removed and is being resurfaced this week. The diving boards are being resurfaced as well

with their stands cleaned and strengthened. The Stingrays swim team have donated two new tiled stingrays for the bottom of the pool. We expect to have some long overdue leaks repaired. It will be exciting to have a freshly refinished pool this coming season.



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Annexation Update

by Jim Bateman

Annexation Committee Chair

Senate Bill 6 Provides Some Homeowners A Vote on Annexation

Senate Bill 6 was passed by the Texas Legislature in August during the Special Session. The bill imposes new annexation procedures on cities, including the requirement that landowners have an opportunity to vote. However, the bill does not apply to the taxable area of the Shady Hollow Municipal Utility District (MUD) because the City of Austin has already implemented annexation procedures and signed a Strategic Partnership Agreement (SPA) with the MUD.

Only MUD Customers Outside the MUD Boundary Get A Vote on Annexation

The MUD has customers that are outside the MUD's taxable boundary, including Shady Hollow Sections 1 and 2, The Enclave, and Shady Hollow West. These MUD customers outside the MUD boundaries are entitled to a vote on annexation, per SB 6.

The Annexation Committee chair, Jim Bateman, asked the City staff what the City planned for providing utility service to the out-of-district MUD customers as well as annexing them, and in an email of January 17, 2018, the City provided the following information:

- Regarding utility services, the MUD currently provides out-of-district service to its customers that are located outside the MUD boundary. Both in-district and out-of-district customers will become city retail customers in April of this year when Austin Water takes on maintenance and operation of these systems. After this transition, any property owner can apply for a new connection to the City system through the Service Extension Program, regardless of whether the property is in the city limits or not.
- Regarding annexation, properties located within the MUD are scheduled for full purpose annexation in December 2020 in accordance with the SPA. Future annexation of any property not located within the MUD will be subject to the new SB 6 requirements, however, the City has not initiated annexation of any areas under these new requirements at this time.

The City Has Not Explained How Its New Annexation Plan Complies With the SPA

The City has not explained how it intends to comply with both SB 6 and the SPA if it does not intend to annex the customers outside the MUD boundaries but is proceeding with annexation of the customers inside the MUD boundaries. The Annexation Committee will be pursuing these questions with the City and will provide further updates to the Association.

Streetlights

The City provided the following information regarding streetlights after City annexation.

Will the City require street lights to be installed?

- Require, no, but if the HOA or individuals want additional street lights you can call 3-1-1 to request that and the City will evaluate the area to determine where additional street lights might be effective and where the infrastructure would support them. Generally if neighbors adjacent to the proposed locations are opposed to additional lights then the City won't install them.

Will the City maintain existing street lights in the county road ROW?

- Yes, those are probably considered nightwatchman lights, where the HOA or the MUD is currently paying for the electricity and maintenance of lights in the ROW. After annexation the City would cover the cost of the electricity and maintenance for those. If you have lights on private property those would still be the property owner's responsibility.

Note from Annexation Committee Chair: To my understanding, neither the HOA nor the MUD has been paying for the electricity or maintenance of the streetlights, and their ownership is in question.

Through discussions with Pedernales Electric COOP and Travis County, we have determined that the developers of certain of the Shady Hollow subdivisions installed street lights in the county road right of way and the electricity for those lights has been paid either by Pedernales Electric COOP or the landowner on a case by case basis. However, neither the HOA, the homeowners, the Electric COOP, nor the County has claimed ownership of the streetlights. Since the lights



Shady Hollow
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Happy Travel Hour

March 21, 2018 6:30-8:30 pm

You are invited to join us for a special event to experience what awaits you on your next vacation.

Come enjoy a 'Happy Travel Hour' with wine, refreshments, and specials on exclusive vacation experiences featuring Globus, Cosmos, Monograms & Avalon Waterways river cruises.

Meet and greet with hosts Tricia Knorr of TravelTK & Louisa Benton of the Globus family of brands. Plus, all guests receive an additional \$100 per person off any Globus Family of Brands vacation booking made before March 30, 2018

Shady Hollow Community Center
Location Address: 3303 Doe Run
Austin, TX 78748

6:30 - 8:30 PM

Due to limited space, all guests must RSVP by emailing tk@traveltk.com by March 16, 2018



Shady Hollow
Home Owners Association

Shady Hollow MUD

January Meeting

The MUD Board held its regular monthly meeting on January 2, 2018 at the MUD Office Building, 3910 Capistrano Trail. All directors were present. Deputy Cerrillo presented the monthly Constable's report. He reported a home break-in had occurred in the neighborhood and the sheriff's office was investigating.

Mr. Haag updated the Board regarding the letter sent to the city regarding provisions in the District's Strategic Partnership Agreement. He explained the letter requested the city enter into negotiations with the District regarding incorporating the provisions of SB6 into the SPA.

Director Stried discussed the upcoming 2018 Director's Election, and noted that Directors Harper and Nettles were up for re-election.

The Constable's report for January included the following:

- Worst of the speeders: 47/35 (Brodie); 46/30 (Green Emerald); 43/30 & no driver's license (Sesbania);
- Traffic stops: driving with invalid license (Brodie); expired registration (Brodie); school bus enforcement (Baranoff, Bailey, Menchacha, Brodie);
- Found dog-took to Emergency Vet Hospital (Lost Oasis near Bailey); citizen complaint regarding man in area wearing only shorts, no shoes/shirt-not found (Gatling Gun); red-tagged abandoned vehicle (Ammunition); suspicious vehicle w/out of state plates-checked ok-belongs to visiting family member (Ammunition);
- Assist TCSO: family disturbance (Hobbiton); theft (Knipp Cv); check welfare (Esperanza); car hit tree/stop sign (Brodie/Saddlestring).

Cold Weather Tips

Winterize outdoor spigots when temperatures are expected to dip below freezing to prevent broken pipes.

Make sure you know where your master water shut-off valve is located. This could save water and prevent damage to your home if a pipe were to break.

Current Board Members

PRESIDENT	Russell Downey
Mike Cain	
VICE PRESIDENT	James Elizondo
Jim Bateman	Laura Kennedy
TREASURER	Mary Ellen Mathis
Goeff Lawson	
SECRETARY	Susan Morey
Gregg Sales	Mike Wilson
	Ann Weitzman

Shady Hollow Board Meeting

January Meeting - Draft Minutes

Board Members Present

Jim Bateman, Mike Cain, Russell Downey, James Elizondo, Geoff Lawson, Laura Kennedy, Mary Ellen Mathis, Susan Morey, Gregg Sales, Ann Weitzman & Mike Wilson.

Staff in Attendance

None

Others in Attendance

Girl Scouts and their parents

Board Members Absent

None

Legend

CC - Community Center

Meeting start

7:03 pm

Current Agenda

- MOTION to approve the current agenda by Susan Morey seconded by Mary Ellen Mathis. Approval unanimous.

Previous Minutes

- MOTION to approve the December minutes - postponed

Citizen Communication

Girls scouts spoke about creating a memory rock garden at the pool to honor Lielle Livitan. They will work with the Recreation Committee on the details.

Treasurers Report - Geoff Lawson

• As of December 31, our operating account contains \$16,950. MRR \$141,335. We expect changes in the 2018 budget.

Committee Report

1. Executive, Mike Cain - Met on Dec 28th, Jan 2nd. Personnel and financial issues related to the HOA
2. Finance, Geoff Lawson - No meeting
3. Recreation, Laura Kennedy - No meeting
4. Community Center, Gregg Sales - No meeting
5. Welcome, Mary Ellen Mathis - No

meeting

6. Annexation, Jim Bateman - No meeting. Summary of recent conversations: There are some Shady Hollow residents that are not in the MUD's taxable boundary. It appears that in the strategic partner agreement the city would provide services to those outside the taxable boundary in April of 2018. Residents inside the MUD's taxable boundary will be annexed on December 2020. For those not in the MUD's taxable boundary they will be subject to the new requirements of Senate Bill 6 which says that these residents will get to vote on annexation.

New Business

- Discussion of upcoming election - We have four candidates for five spots. Mike Cain, Ann Weitzman and Susan Morey will form the election committee.
- Consider adopting policy RE Chartering a Cub Scout Pack

- MOTION to amend Section VII.E., Sponsored Organizations, to add the following policy:

3. Boy Scouts of America Units
 - A. The Association shall charter a Cub Scout Pack and a Venture Crew.
 - B. All chartered units must comply with the Boy Scouts of America requirements applicable to the units.
 - C. The President of the Board or a delegate of the President is authorized to act on behalf of the Association to

manage the chartered units, including the execution of the official charter and other documents and decisions regarding the chartered units' use of Association facilities, by Geoff Lawson, seconded by Mary Ellen Mathis. Approval unanimous.

- Consider policies authorizing certain Board members to manage/control the Association's assets, including management of Association bank accounts and credit card accounts

- MOTION to approve a modification to Chapter 4 Financial Policies, sentence 7 which reads to authorize the executive board members to manage and control the associations assets, bank account and credit card with an understanding that all checks from these accounts be signed by two members of the executive board, by Susan Morey, seconded by Russell Downey. Approval unanimous.

8:24 p.m. Remove to executive session.

Minutes - Continued on Page 7



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Landscape News

Brought to you by Greater Texas Landscape Services



Oh my poor Lantana: What do I do?

Well, for those of you that did not cut lantana back after the first snow/ice event, now is the time to attack.

With this being one of the colder winters Texas has seen in the last couple of years, we will see the need to cut back a lot of perennials, grasses and in some cases shrubs. The cold has taken its toll and in most cases the plants will come back. However, you will see some attrition and can make plans in spring to replace them. Make sure they are dead and still not dormant before you do make any changes.

So, let's talk about cutting back lantana. How far should I cut them back? As you can see from the picture below, they are typically cut back to about 6" from the main plant where it is still green. Don't be afraid to cut them back because they will grow back from the base, and not from a dead branch. Once they start growing out, you may need to go back and trim back more of the dead.

Make sure you use good, sharp pruners and loppers and always wear gloves to protect your hands. If the temperatures are still cold and freezing, you can add some mulch around the base of the plant to help insulate it.

Roses - Time to Prune



Mid February is the time to prune landscape roses. Many use Valentine's Day as their reminder to prune them back. A good dormant pruning will yield healthy and attractive plants which will remain in scale and produce an abundance of blooms in the coming season. Prune back all small stems as well as larger ones to reduce the plant itself to approximately knee high. Always have sharp pruners, wear gloves and always make your cuts at an angle instead of straight across. If they are beginning to bud out, cut just above the bud (still using the knee high rule) and not too close or too far away. See below.

Landscaping Tips for February

There are some great things to do in our landscapes in the month of February. Here's just a few of those tips:

- Mid-month cut back roses. See notes above for tips.
- Complete cutting back ornamental grasses late month.
- Plan now for 2018.
- Design and schedule renovations and upgrades before spring hits.
- Complete irrigation repairs now and be ready for the spring.
- Watch drought status in your area. If high, add some water to your landscapes. If not, consider turning water off for awhile.
- Clean up trees by removing low limbs and damaged branches, mistletoe and ballmoss.



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9:30 pm Rejoin board meeting.

• On Jan 5th the president called a special meeting and the board approved the termination for cause of our general manager, Darin Laracuate and our bookkeeper, Rebecca Hart.

- MOTION to approve the filling of criminal and civil charges against Darin Laracuate and Rebecca Hart by Russell Downey, seconded by Geoff Lawson. Approval unanimous.

- MOTION to approve that the Cagle Law firm take action against Reynolds and Frank auditors by Russ Downey, seconded by Laura Kennedy. Approval unanimous by all attendees. Mary Ellen Mathis absent.

Old Business

• Update on pool renovations

Meeting Adjournment

- MOTION to adjourn by Ann Weitzman, seconded by Gregg Sales. Approval unanimous by all attendees. Mary Ellen Mathis absent.

Meeting ended 9:31 p.m.

Minutes submitted by Gregg Sales, Secretary

Shady Hollow Highlights

www.shadyhollow.org

EDITOR
Mike Cain

PRODUCTION
Gregg Sales

ARTICLE & AD DEADLINE
Last working day of the month

are in the County ROW, I suspect that the County has the best claim to them. Regardless, I am happy to hear that the City will have no problem taking them over.

Pros and Cons of Annexation

The Annexation Committee has heard numerous concerns from HOA members that City annexation will come with higher taxes and fewer services. The City has not provided any details on tax increases after Shady Hollow annexation, but does provide the following general information on the City’s website at <http://www.austintexas.gov/sites/default/files/files/Planning/Annexation/AdditionalAnnexFAQ.pdf>

Excerpt from City of Austin website:

• How will full purpose annexation affect my property tax and utility bills?

In the calendar year following the annexation, you will begin paying property taxes to the City of Austin. You will cease paying taxes to any emergency service district (ESD) or municipal utility district (MUD) that may have included your property. Additionally, you will see three City of Austin fees on your utility bill that help fund additional services. These are the clean community fee, drainage utility fee, and transportation user fee.

The board of Austin Community College (ACC) may annex the area into its taxing district boundaries after full purpose annexation by the City of Austin, if your property is not already within the district. After annexation into ACC’s district, you will begin paying taxes to ACC.

Annexation will NOT affect your status in relation to, or taxes owed to, the following entities: • The county • The school district • The Travis County Healthcare District

Annexation also will NOT affect the following services: • Natural gas • Electric • Cable • Telephone

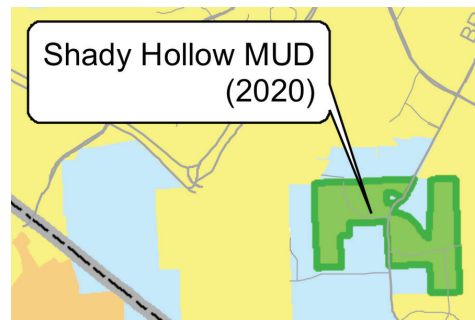
• What will I gain from annexation?

Immediately upon annexation, the City of Austin will provide police and fire protection, emergency medical services, garbage and recycling collection, and maintenance of roads and existing street lighting. Residents will enjoy full voting privileges in all mayoral, council, bond, and charter amendment elections.

In addition, centralized water and wastewater collection (sewer) will be extended to lots with septic tanks and wells. Access to a centralized system provides greater reliability and higher capacity with fewer maintenance requirements.

Furthermore, the City of Austin conducts many other programs for public benefit including zoning and development review, code compliance, libraries, health and human services, recreation programs, and small business assistance.

Planned Future Annexation



Shady Hollow
Home Owners Association

FEBBUARY

SU	MO	TU	WE	TH	FR	SA
				1 tai chi 9:30 am - cc	2	3
4	5 tai chi 9:30 am - cc	6 yoga 7:00 am - cc	7	8 tai chi 9:30 am - cc	9	10
11	12 tai chi 9:30 am - cc	13 yoga 7:00 am - cc	14 garden club 10:00 am - cc	15 tai chi 9:30 am - cc shihoa board mtg 7:00 pm - cc	16 garden club 10:00 am - cc	17
18	19 tai chi 9:30 am - cc	20 yoga 7:00 am - cc	21	22 tai chi 9:30 am - cc	23	24
25	26 tai chi 9:30 am - cc	27 yoga 7:00 am - cc	28			

MARCH

SU	MO	TU	WE	TH	FR	SA
				1 tai chi 9:30 am - cc happy hour 7:00 pm - cc	2	3
4	5 tai chi 9:30 am - cc	6 yoga 7:00 am - cc	7	8 tai chi 9:30 am - cc	9	10
11	12 tai chi 9:30 am - cc	13 yoga 7:00 am - cc	14	15 tai chi 9:30 am - cc shihoa board mtg 7:00 pm - cc	16 garden club 10:00 am - cc	17
18	19 tai chi 9:30 am - cc	20 yoga 7:00 am - cc	21	22 tai chi 9:30 am - cc	23	24
25	26 tai chi 9:30 am - cc	27 yoga 7:00 am - cc	28	29 tai chi 9:30 am - cc	30	31