



Shady Hollow
Home Owners Association

Shady Hollow Highlights

The Official Publication of the Shady Hollow Homeowners Association

2022 Polar Bear Plunge!



This year, it was a balmy 72 degrees on the morning of the annual Shady Hollow Polar Bear Plunge. Kids donned in swimsuits and flip flops and adults sipping Iced Latte's and possibly a few Mimosas, began to trickle into the Capistrano Pool slowly on the morning of January 1, 2022. They kept coming until we reached nearly 70 participants!

This year, with our unseasonably warm winter weather, a time limit had to be set before the start of the polar bear plunge otherwise, let's be honest, we would have all been there all day as we ended up reaching almost 80 degrees in Austin! No one can usually stay in the water longer than a few minutes...well, not this year! No one was really shivering and no lips turned blue. Everyone splashed around, swimming and laughing, for the 15 minutes they were allotted. When all was said and done, we had many prize "winners" because

everyone enjoyed the warm water so much.

As we all go into this new year, may we bring that spirit of togetherness, laughter and possibly a few mimosas with us. On behalf of the Shady Hollow HOA Staff and the Board of Directors, Happy New Year. Jump on in! The water's fine!

IN THIS ISSUE

- Page 2 - President's Corner
- Page 4 - MUD News
- Page 8-9 - Emergency Preparedness
- Page 10-11 - Board Minutes

Next Board Meeting

Thursday, January 20, 2022
at 7pm
Online via Zoom

ANNUAL MEETING

Thursday, February 17th
at 7pm



This year...

break a bad habit, learn a new skill, do a good deed, try a new food, take a risk.

The President's Corner

By Board President, Joan Allen



Happy New Year! As Shady Hollow celebrates its 44th year as a neighborhood, we can look back with pride at how far we've come despite the many challenges over the years as well as recent challenges. I know I am grateful for all of the wonderful aspects of living here - our neighbors and friends and our beautiful surroundings and amenities.

While it's a difficult memory, we need to ensure that we are prepared in the event of a lengthy freeze that disrupts power and water. Now is the time to lay in supplies like water (a gallon a day for seven days per person), firewood if you have a wood-burning fireplace, medications, etc. Our County Commissioner Ann Howard has provided some helpful links to review: [Cold Weather Tips for Potential Freezing Weather | AustinTexas.gov](#), and [How to find and turn off your water shut-off valve - YouTube](#). Watch your email and our Nabr website for additional information as the office receives it.

Our water provider has changed since last year, so be sure and sign up for notifications from the Shady Hollow Municipal District, [Shady Hollow MUD - The Water We Conserve Today Can Serve Us Tomorrow \(shmud.org\)](#), (reminder - the SHMUD receives its water from Austin Water), as well as the electric companies, Austin Energy north of Slaughter Creek and Pedernales Electric Coop south of the creek.

The 2022 Shady Hollow Directory will be distributed this month. You can learn your neighbors' names and obtain helpful information about the neighborhood and service providers.

The annual meeting of the Shady Hollow Homeowners Association, Inc. is scheduled for Thursday, February 17. State Representative District 47 Vikki Goodwin, a Shady Hollow resident, will update us on state laws and actions impacting our community. We hope you can join us!

Here's to a healthy and safe New Year!



Current Board Members

PRESIDENT

Joan Allen

VICE PRESIDENT

Russell Downey

TREASURER

Geoff Lawson

Co-SECRETARY

Jim Bateman and Jamie Rygg

Jim Downing

Laura Kennedy

Mary Ellen Mathis

Sunil Shenoy

Clay Zelisko

Jason Zirkle

Shady Hollow Highlights

EDITOR

Amy Loughrey

LAYOUT

Shady Hollow HOA

PRODUCTION

www.PrintShoppe.net

ARTICLE & AD DEADLINE

Last day of the month

SHADY HOLLOW HOA

3303 Doe Run

Shady Hollow, TX 78748

O: (512) 280-6623

E: shadyhollow@shadyhollow.org

W: www.shadyhollow.org





Our mission is to return the focus to **fun** in youth sports!

By placing an emphasis on building fun, meaningful relationships with sports from an early age, we believe your child will develop healthy physical and mental habits as well as strong team skills.

SPRING SOCCER

Lil Tots Clinic (Instructor Lead) for 2-year-olds • Rec Soccer for ages 3-10



Important Details

- One practice per week, beginning Feb. 28
- Games are March 5 - May 14*
- All games held on Saturdays
- Ability to request teammates
- Price includes team shirt
- End of the Season Party

Location

Build Soccer (Southwest)
2310 Bliss Spillar Rd

•VOLUNTEER COACHES GET A FREE OR HALF PRICE REGISTRATION. •

FOR MORE INFORMATION AND TO SIGN UP, EMAIL INFO@AUSTINSSCKIDS.COM OR VISIT

AustinSSCkids.com

MUD News

By MUD Board Secretary, Cindy Nettles

The MUD Board held its regular monthly meeting on December 7, 2021 at 3303 Doe Run. Director Tomme was absent.

Deputy Rush reported that mailbox and package delivery thefts within the District and neighboring communities were high and that his office was working diligently to identify possible suspects. He stated that the Constable's Office had identified a vehicle that may have been used by persons who had recently stolen packages from locations within the District, and he asked citizens to notify the Constable's Office if they had any knowledge of the vehicle (a black Nissan Ultima).



The Board reviewed the analytics report on the District's website. Mr. Swanks stated that an update was posted on the District's website detailing recent actions of the Board and updating customers on various issues, including wastewater averaging.

Mr. Swanks reported that a water line leak along Six Gun Trail was repaired. He continued that his office had received a report of water seeping out of the ground in the area of Shootout Court, but that investigation by his office did not reveal any leaks in the water pipes. Mr. Swanks told the Board that water was continuing to pool in the area and that Tumco planned to replace the water lines in the area as a precaution.



The Constable's report for December:

- Traffic enforcement at various locations, patrols of common areas & greenbelts, community contacts;
- Assist on 2-car collision (Green Emerald/Lost Oasis); remove giant hot tub cover in roadway (Frate Barker); share info with TCSO regarding mailbox/package thefts; spoke with owner of abandoned car (Sasparilla); reckless driver (Brodie); checked unsecured gate (Doe Run greenbelt); assist motorist-cleared stalled vehicle from roadway (Brodie/Squirrel Hollow);
- Assist TCSO: civil call (Doe Run); suspicious vehicle (Doe Run).



Thank you
Linda Ray
for the
Gingerbread Houses!



Welcome New Residents

Dieter & Melissa Bruckhardt
11512 Gun Fight Lane

Opendoor
11316 Menodora

Kimy & Jamie Hudson
11410 Gun Fight Lane

Xoilmar Leal
11525 Silmarillion Trail

Concepcion & Miguel Salazar
11510 Gun Fight Lane

John Smolik
11113 Stormy Ridge Road

James Winzeler
Ashton Meador
4221 Lost Oasis Hollow

Reminder:

Assessments for the first half of
2022 are due no later than
January 31, 2022

Please login and check your
balance and/or make your
payment online at:

<https://shadyhollow.nabrnetwork.com/>

Please contact the HOA office
at (512) 280-6623 or via email at
shadyhollow@shadyhollow.org
with any questions.



Shady Hollow Clubs

Camp Gladiator

Join this fun group for an outdoor
workout class at the Community
Center. Classes are held;

M, W, F at 8:15 a.m.

Tuesday at 4:15 p.m.

Thursday at 4:15 p.m.

For more information, please contact
Sarah Covey: sarahcovey@campgladiator.com

Dance

Join this fun group for an outdoor
dance class at the Community Cen-
ter. Dance classes are:

Tuesday & Wednesday- 7 pm

Saturday - 11:15 am

Cardio Barre Sculpt

Saturday- 10 am

For more information, please contact
Monica at dancewithmonicaatxinfo@gmail.com.

Genealogy Club

The Shady Hollow Genealogy Club gen-
erally meets at 7:00 p.m. on the 3rd Tues-
day of odd-numbered months (January,
March, May, July, etc.). Join us and com-
pare notes, share research techniques, or
brag about your famous ancestors.

The first meeting of 2022 is planned for
7:00 on Tuesday, January 18th. We hope
to have two guests Zoom into the meet-
ing. For more info, contact Jim Downing
jim@jadowning.com.

Yoga

Classes of focused stretches that help
you find your inner peace. Adults
classes meet in the Community Cen-
ter. :

Tuesday at 9 a.m.

Friday at 9 a.m.

For more information, please contact
Pam: asana2om@gmail.com.

Austin Buda Kyle Dripping Springs Bastrop Pflugerville Round Rock

Free
Emergency
Service
FOR CHILDREN &
ANIMALS

24/7
Unlock
My Car

Shady Hollow
2022

Call
or Text
512.779.5575
SAVE NUMBER
FOR EMERGENCIES

yelp f i t

Holiday Parade For Brown Santa



Shady Hollow residents gathered on a beautiful Saturday morning to show their support of Girl Scout Troop 44002 as they conducted the second annual Shady Hollow Holiday Parade benefiting Brown Santa. The caravan of vehicles were decorated and everyone was excited to collect presents and food from residents to give to the Travis County Sheriff's Brown Santa program. The event was a great way to welcome in the holiday season with their neighbors, and best of all to meet the guests of honor, Mr. and Mrs. Santa Claus!

Shady Hollow Holiday



The residents of Shady Hollow enjoyed a delightful 'Drive Thru Holiday Event' that featured Mr. and Mrs. Santa Claus and several elves who came with them from the North Pole! The children took their photo with Mr. and Mrs. Claus and enjoyed a gingerbread house gift brought given to all the good boys and girls. Thank you to Dena Davis Realty for their support. Extra special thanks to Mr. and Mrs. Claus for taking the time to stop by and visit Shady Hollow!



SW Community Emergency Response Team

A joint effort by Travis County [Commissioner Ann Howard](#), [Austin City Council member Paige Ellis](#),
and leaders in your community

The First 72 Are Up to You!

Plan and Prepare Now For an Emergency

- Register your mobile phone numbers today at warncentraltexas.org to receive official emergency notifications
- Prepare your home and family for “the first 72” hours of an emergency
- Build a basic Disaster Supplies Kit
- Buy and store enough safe drinking water and non-perishable food now to ensure a three day supply for each person in your household
- Make a Sheltering Plan: this can mean staying at home, going to a mass sheltering location, or to another known safe location
- Learn how to shut off the utilities where you live, including water, electricity, and gas.
- Learn now what to do if you don’t have water to flush your toilets

Get to Know Your Neighbors

- Establish a check-in plan with your most vulnerable neighbors
- Know who you can call for information or assistance
- Neighbors helping neighbors enhances community resilience

Go to: readycentraltexas.org for more guidance

Download the “Ready Central Tx” App

Basic Disaster Supply List

- ◆ Drinking water, a minimum of 1 gallon per person per day for at least 3 days
- ◆ Store extra water for hygiene and sanitation
- ◆ Store canned foods, dry mixes and other staples that do not require refrigeration, cooking, water or special preparation
- ◆ Manual can opener, disposable plates and utensils
- ◆ Flashlights & lanterns with extra batteries
- ◆ First Aid Kit
- ◆ Hand crank or battery powered radio
- ◆ Cell phone with charger and backup battery
- ◆ Portable charger/power pack for mobile devices
- ◆ Extra batteries in all sizes ; Matches or portable lighter
- ◆ Whistle (to signal for help)
- ◆ N95/KN95 masks (to filter contaminated air)
- ◆ Plastic sheeting & duct tape (to shelter in place)
- ◆ Cleansing towelettes, dry shampoo, mouthwash
- ◆ Heavy duty garbage bags, kitty litter, & plastic ties (for personal sanitation)
- ◆ Wrench or pliers (to turn off utilities)
- ◆ Local maps
- ◆ Layers of warm clothing for each family member



Preparation Tips

- Check-in with neighbors to see how you can help each other.
- Keep cash on hand in case power outages cause ATMs/ credit card machines not to work
- Plan to take games, toys, and snacks to keep children busy.
- Snap pictures of your property & make an inventory for insurance purposes.
- Copy important documents like birth certificates & social security cards and store originals in a fireproof safe or safety deposit box
- Fill prescription medications in advance
- If you rely on public transportation, contact your local emergency management agency about evacuation procedures before a storm.
- Make a list of the things you would need to take with you if you must leave your home quickly. Get this go-bag ready.
- Prepare your car for winter: fill your gas tank to help avoid ice in the fuel lines & keep an emergency kit in your car.
- Don't forget to include pets, pipes & plants in your plans.

After an emergency, you may need to survive on your own for several days.



Being prepared means having your own **food, water, and other supplies** to last for at least **72 hours**. Most of the items recommended for a disaster supply kit are inexpensive and easy to find, and any one of them could **save your life**.

Shady Hollow Board Meeting Minutes

By Board Co-Secretary, Jamie Rygg

Shady Hollow Homeowners Association

November 18, 2021

--DRAFT--

Board Members Present:

Joan Allen, Russell Downey, Geoff Lawson, Jim Downing, Laura Kennedy, Mary Ellen Mathis, Sunil Shenoy, Jason Zirkle

Staff in Attendance: Amy Loughrey

Board Members Absent: Jim Bateman, Jamie Rygg, Clay Zelisko

Others in Attendance: Steve Pearson, Anuva Bonzek, Jesse Malone

Legend: CC – Community Center, HOA – Homeowners Association, GM – General Manager

Meeting Start: 7:03 p.m.

Current Agenda

MOTION to approve the current agenda by Russell Downey, seconded by Jim Downing. Approval Unanimous.

Previous Minutes

MOTION to approve the minutes from October 21, 2021, by Russell Downey, seconded by Geoff Lawson. Approval Unanimous

Citizen Communication

Steve Pearson: addressed the board regarding the status of the financial loss due to the previous General Manager. Document what procedures are in place to prevent this type of loss happening the future.

Anuva Bonzek: addressed the board regarding new and ongoing mailbox break-ins. Would like to see if there is something we can do to prevent the break-ins, possibly lighting.

Association Managers Report – Amy Loughrey

Administration

- 90-day late notices were sent to 6 members via certified mail. These members have been assessed a late fee and
- The 2022 budget has been completed. We have opted to increase the insurance coverage to include a \$500,000 employment practices liability (EPLI) endorsement at an annual cost of \$849.00. This provides coverage for liability arising from workplace actions as discrimination (age, sex, race, disability, etc.), wrongful termination and sexual harassment.
- 53 Resale of homes recorded through the end of October 2021 (Revenue for 51 properties on record)
- Architectural Permits through October 2021 are 175 qty.

Shady Hollow HOA – Covenants, Conditions and Restrictions:

- The HOA issued 10 covenant violation notices during October 2021. Update from previous month regarding letter sent from our attorney to one property owner has cured the issue for right now. We will continue to monitor the property.

Parks and Common Areas,

GATLING GUN:

- The scheduled removal of trees has occurred, and we will be planting Crape myrtles and several trees to replace those that were removed.
- We are waiting on irrigation estimate from Austin Irrigation Specialists before proceeding with repairs and completing landscaping.
- Upgrade to electrical power was done to provide electrical for Halloween event and irrigation.

CAPISTRANO:

- The irrigation leak behind the toddler park adjacent to the tennis courts has been repaired.
- The delivery of two storage pods have been placed in the back parking are being utilized by UPS through January. We will be receiving revenue from UPS for the space (also happening at Doe Run).
- We have received a request from tennis players to utilize the courts for a league in JAN 2022 (3 Tues, 8AM-12Noon, will pay a fee).

DOE RUN/COMMUNITY CENTER:

- We are still waiting to fully review the estimates received to resurface, re-fence and upgrade the lighting to the sport court. Vendors were requested to resubmit to ensure that area being redone does not exceed original square footage to comply with watershed regulations for the area.
- We have also obtained estimates for placing a storage unit in the lower back parking lot to accommodate special events and maintenance needs.

SH WEST:

- Discount Fence completed several repairs on the dog park fence before the warranty expires. We are now ready to proceed with staining the fence.

CAPISTRANO POOL:

- The pool cabana repairs are completed. The new water heater was installed in the attic and we had to replace the heating element due to the original installation caused damage. The contractor, Scott Kauffman, did an excellent job and was very mindful of the details and expenses throughout the repairs to the building.
- We have seen evidence of possible break-ins to the pool because of furniture being pulled next to the fence. The Association Manager recommends a higher fence for the section adjacent to the wading pool and basketball courts. The fencing is scheduled for repairs in 2022 and perhaps this can be addressed during those repairs.

SPECIAL EVENTS:

- Shady Halloween was a great success! There was significant attendance to the event and feedback from the community was that it was enjoyed. Lots of excitement on the spook trail and we were out of candy and giveaways in the first hour.
 - Keep in mind the annual Shady Hollow Turkey Trot and Shady Hollow Thanksgiving Kickball game will be occurring. To learn more information or to sign up for the events, please go to: Shady Hollow Turkey Trot in GG Park <https://www.eventbrite.com/e/shady-hollow-turkey-trot-tickets-18929357537>
- Shady Hollow Thanksgiving Kickball Game IMPORTANT: Please pre-register under your desired team

Shady Hollow Board Meeting Minutes

Continued

- The Special Events Committee will be doing a drive thru giveaway of holiday goodies and a mini gingerbread house kit to celebrate the season. Residents will pre-register to receive the package and they can also drop off a gift for the Brown Santa Toy Drive. The event is scheduled for Saturday, December 4th shortly after the Girl Scout Holiday Parade that is also benefitting Travis County Brown Santa.

Treasures Report – Geoff Lawson

Bank accounts/Balance Sheet

Our register balance in our Chase Bank operating account as of 10/31/21 was \$490,292.83. The balance was reconciled to the QuickBooks ledger by both me and the Heyman CPA firm. Our reserve accounts as of 10/31/21 held \$193,126.17 in our Chase Reserve Account and \$211,813.47 in our CD at TDECU. Therefore, total reserve accounts for the period aggregate to \$404,939.64. We transferred \$8,216.67 from our operating account to our reserve account at Chase Bank in accordance with the funding plan detailed in our Jan 2021 reserve study.

Revenue

· On a Cash Basis presentation, line #2 total revenue for the month ending 10/31/21 was \$7,589.82 versus budgeted revenue of \$28,400.00 Assessment revenue for the period was less than budgeted primarily because of lower assessment collections (\$4,204.33 vs budget of \$24,000.00). This is the result of residents paying their assessments earlier than projected

☐ Transfer fees and resale certificates were lower than projected (total of \$1,300 versus budget of \$2,400. It's difficult to budget how many homes are going to be sold in Shady Hollow near the end of the year.

☐ Facility fees continue to exceed budgeted amounts (\$950 versus \$400 budgeted)

☐ Overall, net income for the month aggregated to a net loss of -\$32,106.20, versus a projected net loss of -\$18,846.32. The delta between actual and projected net income is primarily the result of lower actual revenue for the period.

Expenses

- Professional services expenses (category 60300) were under budget for the month (\$1,872.51 versus budgeted \$3,400.) Our legal expense was lower than projected for the month (\$1,872.51 vs budgeted amount of \$2,500.00). Accounting expense indicates no payments were made during the month, but this cost will be reflected in the November financials as 2 bills (\$0 versus budgeted amount of \$900.)
- Repairs and Maintenance at the pool (category 70020) was under budget by \$1,037.38 (\$3,939.38 versus budget of \$4976.38). Our pool chemicals were higher than projected but our repairs and maintenance expenses at the pool were significantly less than projected.
- Lifeguard Salaries (category 70120) were \$69.58 actual versus budget of \$1,634.50.
- Planned events (category 90010) were \$1,452.68 versus budget of \$3,500 because we didn't have the BBQ cookoff event this year resulting in a \$1,500 savings

MRI Expenditures

· There were no MRI expenditures for the month.

Committee Report

1. Executive, Joan Allen – Did not meet.

2. Finance, Geoff Lawson – Did not meet.

3. Recreation, Laura Kennedy – Did not meet

4. Pool, Sunil Shenoy – Did not meet.

5. Community Center, Russel Downey – Did not meet.

6. Events Committee, Jamie Rygg – Association Manager spoke in place of Event Chair in her absence. Discussed success of Halloween Event and upcoming Thanksgiving and Christmas events.

7. Long Range Planning, Jim Downing – Did not meet, but would like to propose that we put an end to the splash pad.

8. Architectural Control, Jason Zirkle – Did not meet. We have 3 committees that are short, but we do not anticipate having an election.

9. Policy, Russell Downy – Did not meet.

10. Traffic, Clay Zelisko – Did not meet.

11. Welcome, Mary Ellen Mathis – Did not meet.

NEW BUSINESS

- Discuss and presentation regarding property development by Jesse Malone of Malone and Wheeler

- Discussed the challenges of developing due to SOS and 100 Year Flood Plain restrictions. No MOTION needed at this time.

OLD BUSINESS

- Review of 2022 Annual Budget

- Added EPLI Insurance Coverage.

- Slight increase for the Events Budget

- MOTION to approve the 2022 budget for the next fiscal year with the change of renaming 90018 to Outdoor Community events by Geoff Lawson, seconded by Russell Downey. Approval Unanimous

- Discuss and take action regarding purchase of a storage unit

- Discussed challenges with getting electricity to the lower parking lot at Doe Run for a storage unit.

- Discussed options for storage inside the current Community Center as well as a storage unit off the premises.

- Community Center Committee will research best options.

- No MOTION needed at this time. Adjourned to executive session at 8:22 pm

EXECUTIVE SESSION ITEMS

- Called to order at 8:22 pm

- Update on collections, covenant violations, personnel matters, and potential litigation (may take up in open session)

- Back to order at 8:43 pm

- MOTION for the Association Manager to notify the homeowner in question that the matter has been brought before the board and have discussed it.

The homeowner can keep the portion of the sign that says "Buy American, Support Americans", however we do reserve the right to potentially revisit that portion of the sign in the future, but for now they do need to remove the portion of the sign with supplements as a business sign by Jason Zirkle, Seconded by Russell Downey. Approval Unanimous.

MEETING ADJOURNMENT

- MOTION to adjourn by Russell Downey, seconded by Jim Downing. Approval Unanimous.

Meeting ended 8:45 pm,

Minutes submitted by Jamie Rygg, Co-Secretary

Shady Hollow Homeowners Association
 3303 Doe Run
 Austin, TX 78748

JANUARY 2022

SU	MO	TU	WE	TH	FR	SA
						1 polar bear swim 10 am
2	3	4 yoga 9a	5	6	7 yoga 9a	8
9	10	11 yoga 9a	12	13	14 yoga 9a	15
16	17	18 yoga 9a	19	20 hoa board meeting 7p	21 yoga 9a	22
23	24	25 yoga 9a	26	27	28 yoga 9a	29
30	31					

FEBRUARY 2022

SU	MO	TU	WE	TH	FR	SA
	1	1 yoga 9a	2	3	4 yoga 9a	5
6	7	8 yoga 9a	9	10	11 yoga 9a	12
13	14 valentines!	15 yoga 9a	16	17 SH HOA annual meeting 7p	18 yoga 9a	19
20	21	22 yoga 9a	23	24	25 yoga 9a	26
27	28					

all events are held at the community center unless otherwise noted