

CCSPOA Annual Meeting Agenda and Minutes
Saturday, April 28, 2012

CALL TO ORDER (1:00 PM) CB Harrah called the meeting to order at 1 p.m.

WELCOMING REMARKS AND INTRODUCTION OF GUESTS-CB thanked David Cardiff for cooking the wonderful brisket today and introduced the 3 guests.

GUEST SPEAKERS

- Donna Klaeger, Burnet County Judge- Donna spoke about the roads and transportation study that was recently completed. A long range plan has been developed to meet the needs of the county. More information can be found at http://www.burnetcountytexas.org/users/0006/BurnetCo_final.2.pdf . Donna also reported that a long range water plan has just been completed. A company from Canada has expressed interest in the water structure, and more information can be found online. The water plan is very historical in nature and TCEQ has approved the plan through the administrative process. Currently they are collecting data about water use and the economic impact. More information can be found online at <http://www.ourwater-ourfuture.com/>
- Bill Neve, Commissioner, Precinct 1-Bill reported that Nancy Fisher has been a tremendous asset to CTWC (Central Texas Water Coalition). He noted that Burnet County has not increased the tax rate in the last 4 years, and still has a 39 cent tax rate. Bill is running for reelection this year and would appreciate your vote.
- Jo Karr Tedder, President, Central Texas Water Coalition (CTWC)-Provided a handout from LCRA. Our community has joined with Lake Travis stakeholders to work on positive commonalities. When we first went to LCRA we were basically told we had no stake in the meeting. June 2007 was the last time Buchanan was full. When LCRA was asked about a long range water plan the answer was basically “well, it will rain”. There was no comprehensive plan. Currently rice farmers pay \$6 acre foot for water, while everyone else pays \$151. We have to change the law statewide-this isn’t something that can be done piecemeal. The

2011 drought scared people enough to get involved. Senators Frazer and Watson have been supportive of our work and the lakes. We are headed toward re-use of water. The POA was encouraged to join CTWC.

APPROVAL OF PREVIOUS MINUTES – 2011 ANNUAL MEETING-A motion was made and seconded to approve the minutes as presented.

COMMITTEE REPORTS

1. Treasurer's Report-Motion was made and seconded to approve the treasurer's report as presented.
2. Firewise Committee Report-Claire Harrah and Jim Cooper. Claire reported that the FireWise community is making an effort to improve. The Fire Service noted that they have serious concerns due to the amount of dead cedar in the neighborhood. We can coordinate the use of a chipper and get a cheaper rate if we have it for 1 week. The Executive Summary from the Fire Service stated that CCS is 1 of 43 communities in Texas that are recognized as a FireWise Community. Anytime you spend time or money removing brush please let Claire know. We have been working with the Fire Service to removed brush on Ledge, and this is almost finished.

OLD BUSINESS

1. Infrastructure Maintenance
 - Park-a crew was hired to clean and mow the park. The ELB Fire Department leases the building in the park from CCSPOA, and the Board approved the VFD adding a well.
 - Roads-The Board has split them into sections and plans to take care of those where people are living first. We want all the road easements cleared to provide access for emergency vehicles. The Ledge project took a lot of time because we had to locate all the property pins. We plan to add road base on Ledge soon. Planned work includes the Park road, which is a priority and schedule to take place around June. Currently we are using Diversified Construction, which requires some flexibility. We have cut some cedars at Kings Plaza and put in road base, and have plans to surface it in the future. We have been coordinating with the county for road base delivery.

2. Policies and Procedures-A big thank you to Susan Cowan who rebuilt our website and maintains it. A link to Board Policies and Procedures can be found there. <http://councilcreeksouth.org/>
We will soon be posting the new policy regarding maintenance fees. This is something the Board has been working hard on for the last several years. The Board recently made the decision to outsource the bookkeeping and was able to offset some of the cost by not outsourcing the website, and moving to one annual hard copy of the newsletter.

3. Status of Amendment of CCS Covenants, Conditions and Restrictions-The election to amend the Deed Restrictions was passed last summer, and included a provision to adjust the road fees every 5 years. Thank you to Bruce Weir, David Lucas and Jack Patton who oversaw this election

4. Status of Amendment of POA Bylaws

NEW BUSINESS

1. Election of Directors-A motion was made and seconded to accept the new members of the Board, Candy Smith, Mike Moore and Ron Brannan.

PARKING LOT ITEMS

Discussion was held about the possibility of allowing property owners on the other side of the gate to join the POA, and the Board will be looking into this.

Members also voted for the POA to join the CTWC.

ADJOURNMENT