



Goldenwood Property Owners' Association

2019 Annual Meeting Agenda

Dates: June 11* and continuance date of June 13, 2019

Place: GPOA Mail Station, 16104 Goldenwood Way (06/11) and
Driftwood Volunteer Fire Station (06/13)

Time: 7:00pm

(a) Certifying proxies;

(b) Reading minutes of preceding meeting;

(c) Reports of officers;

- President Scott Elequin: *Election Process*
- Vice President Brian Dudley: *Mark Black Wedding Venue*
- Secretary Jamie Lipman: *Volunteer Contributions*
- Treasurer Andrew Backus: *Oak Wilt Drone*
- Member-at-Large Wendy Biro-Pollard: *Future Goals and Plans*

(d) Reports of committees;

- 1826 Entry Committee (*Bonnie Tull*)
- APC (*Mark Steinbach, Sharee Allison, and Stuart Scott*)
- Oak Wilt Committee (*Terry Tull*)
- FireWise (*Christian Granucci*)
- Updated Website (*Sharee Allison*)

(e) Election of Trustees;

- Three (3) positions need to be filled in 2019 for the expiring terms of Scott Elequin, Wendy Biro-Pollard and Jamie Lipman. **Incumbent Candidates are Wendy Biro-Pollard and Jamie Lipman. Non-Incumbent Candidates are Mike Dunmire and Jon Brink and Zac Martin.**

(f) Unfinished business;

(e) New business;

* If at least 50% of the total lots (Total = 115 lots) are not represented by proxy or in attendance at the June 11th meeting, then, by law, the meeting must be adjourned a minimum of 48 hours. It will continue on June 13th as long as 10% of the property owners are represented.

Signed on behalf of Scott Elequin
President, GPOA

	A	B	C	D	E	F	G	H
1	Goldenwood Property Owners Association							
2	Income and Expenses					06/11/19		
3	January through December 2018							
4						Jan - Dec '18		
5								
6			Income					
7			Fees Income			876.00		
8			Dues Income			10,060.15		
9			Total Income			10,936.15		
10								
11			Expense					
12			TriPOA Expense			166.78		
13			Meetings & Hall Rentals			200.00		
14			Office Supplies			176.03		
15			Utilities			481.16		
16			Landscaping & Groundskeeping			900.54		
17			Taxes					
18			Property			6.81		
19			Total Taxes			6.81		
20			Manager / Administrator Fees					
21			Billing & Correspondence			5,587.28		
22			Data Entry & Accounting History			90.00		
23			Total Manager / Administrator Fees			5,677.28		
24			Professional Fees					
25			Lawyer			945.00		
26			Total Professional Fees			945.00		
27			Postage and Delivery			52.80		
28			Community Dev. & Improvements			115.45		
29			Insurance Expense					
30			Directors & Officers CAP1555732			1,763.00		
31			Commerical General Liability			758.00		
32			Comm. Liab. HOA Pkg. 1747815			641.00		
33			Total Insurance Expense			3,162.00		
34			Total Expense			11,883.85		
35			Net Ordinary Income			-947.70		
36								
37								
38			Donations					
39			2018 Oak Wilt Contributions			20,320.41		
40			GoFundMe Fees			-180.95		



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 16104 Goldenwood Way
 Austin, Texas 78737
www.goldenwood.org

Goldenwood Property Owners' Annual Meeting 2018

Tuesday, June 5, 2018, 7:00pm and Thursday, June 7, 7:00pm
 Driftwood Fire House, 15850 FM 1826, Austin, Texas 78737

The meeting was continued to June 07, 2018 due to a lack of quorum at the June 5th meeting.

Trustees in attendance:

Scott Elequin, President (SE) Wendy Biro-Pollard, Vice President (WBP) Andrew Backus, Treasurer (AB) Zac Martin, Member-at-Large	Eilish Evans, Manager (ETE) Absent: <i>Jamie Lipman, Secretary</i>
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Property Owners in Attendance: Sharee Allison, Jennifer Branch, Harvey and Pam Bell, Tori Breitling, Sheila Cisneros, Chrissy Cowan, Jennifer Dichard, Brian Dudley, Diana Eblen, Jon Krystinik, Hailey MacDonald, Mike Dunmire, Marty McKenzie, Mark Steinbach, Patsy Turner, Bonnie and Terry Tull, Laura Telford, Stephen Wilder, others in attendance may not have signed-in.

MEETING CALLED TO ORDER at 7:08 p.m. by Scott Elequin – *SE greeted the attendees and thanked them for taking the time to come out.*

(a) Certifying proxies: *completed by the Manager, Eilish Evans, and APC Members Sharee Allison and Mark Steinbach.*

(b) Reading minutes of preceding annual meeting (2017): *SE asked the attendees for feedback about the meeting minutes from 2017. There were no comments and the meeting minutes were approved by the attendees following a motion made by Terry Tull and seconded by Diana Eblen.*

(c) Reports of officers:

SE gave a general overview of what the Board has been working on and also shared information on local developments in the area, new residents, the Hays County Beekeepers' Association, and the incorporation idea that has been floated around. He announced the 06/20/2018 Townhall Meeting on Incorporation for all Goldenwood, Ila Creek and Radiance property owners and anyone interested in the topic.

WBP talked about the responsibilities of the Board in general, Board processes, document review and their continued efforts to formalize the activity of the Board.

AB discussed the previous budget year and the upcoming expenses anticipated in the near future for a new fence, and for legal counsel regarding the Mark Black Wedding Venue and incorporation efforts. He also spoke on the plan to have at least two (2) years of operating expenses in the bank.

(d) Reports of committees

Architectural and Protective Committee – Mark Steinbach talked about the current projects under review, including new home construction. Sharee Allison spoke about the APC efforts to curtail violations and her plan to renovate the GPOA website.

RR-1826 Sign Committee: Brian Dudley reported that all county work was finished, and the committee is still tweaking the lights at the entrance. BD shared that more plants will be installed, weeds will be pulled, and the project should wrap up in the coming months. Bonnie and Terry Tull, Margaret Paine, and Delbert Bassett continue to serve on the Committee.

(e) Election of 2 Trustees in 2018 to fill expiring terms of Andrew Backus, and Zac Martin:

SE announced the incumbent candidates that have voiced their willingness to serve again (Andrew Backus and Zac Martin) and the three other candidates that have been nominated (Brian Dudley, Rob Baxter and Jon Brink.) Ballots were handed out to all attendees and Sharee Allison and Mark Steinback, APC members, tallied the votes. The votes were counted as follows:

30 ballots, 30 proxies/absentee ballots

Brian Dudley 29 votes, Andrew Backus 25 votes, Zac Martin 22 votes, Rob Baxter 20 votes, Jon Brink 9 votes, Cristian Granucci (write-in) 1 vote

The Manager sent out an Email Network announcement with the election results immediately following the Annual Meeting.

(f) Unfinished business: None

(g) New business: none

MEETING ADJOURNED: 8:15p.m.



Goldenwood Property Owners' Association
16104 Goldenwood Way
Austin, TX 78737-9068
www.goldenwood.org

ETHICS AND CONFLICT OF INTEREST POLICY

Adopted 9/15/2016 and to be signed before business is conducted
after each Annual Meeting and Board of Trustees Election.

Members of the Goldenwood Property Owners' Association Board of Trustees and Architectural and Protective Committee serve in a fiduciary capacity and owe a duty of care, obedience and loyalty to the Association. Board of Trustees Members and Architectural and Protective Committee Members shall conduct themselves with integrity and honesty and act in the best interests of the Goldenwood Property Owners' Association. Disclosure by a BOT Member or APC Member of any potential or actual conflict of interest is required by the standard of good faith and for the benefit of the POA and the protection of each property owner.


We, the undersigned officers and committee members, during our terms of office shall:


1. Abide by and represent our GPOA Bylaws and Covenants, Condition and Restrictions.
2. Discharge the duties and responsibilities of our individual offices with fidelity, integrity, and honesty and declare any and all personal conflicts of interest when APC covenant issues or BOT POA issues, decisions and funds are involved.
3. Refrain from making slanderous or defamatory comments regarding any property or property owner.
4. Acknowledge that all information learned or discussed at an Executive Session of the Board of Directors is privileged and confidential, and that such matters are not to be publicly discussed until such information becomes part of the Association's public records. A violation of BOT/APC member confidentiality may result in the loss of the member's position; and the defense of any possible claims or lawsuits might not be covered by the Association's Directors & Officers insurance. Further, the BOT/APC member may not be entitled to indemnification/reimbursement by the Association for any damages resulting in his/her actions.
5. Promote harmony within the neighborhood and seek compromises to mend neighbor relations while upholding the GPOA Bylaws and Covenants, Conditions and Restrictions.
6. Abide by the Conflict of Interest Policy:
 - A conflict of interest exists when a BOT/APC member would have to participate in the deliberation or decision of any issue of this POA while, at the same time, the BOT/APC member and/or his/her extended family has financial, professional, business, employment, personal and/or political interests outside the POA that could predispose or bias the BOT/APC member to a particular view, goal or decision.

- BOT/APC members shall declare conflicts of interest to the officers of this POA (stating the nature of the conflict and pertinent information as appropriate) between their duties of this POA and/or their extended families' financial, professional, business, employment, personal and/or political interests.
- When a conflict of interest is declared, the BOT/APC member shall not use his/her personal influence or position to affect the outcome of this vote.
- The minutes of the meeting shall reflect that a conflict of interest was declared.

We, the undersigned GPOA Board of Trustees Members and Architectural and Protective Committee Members, have read and agree to abide by this policy and understand that the failure to adhere to the above guidelines may result in the termination of the undersigned from their respective offices.

 9/14/2016
 Scott Elequin, BoT Date

 9/15/16
 Wendy Biro-Pollard, BoT Date

 9/15/2016
 Andrew Backus, BoT Date

 9/15/2016
 Jamie Lipman, BoT Date

 11/5/2016
 Zac Martin, BoT Date

 Gareth Pollard, APC Member Date

 Brian Dudley, APC Member Date

 Joel Kelley, APC Member Date

 Sharee Allison, APC Member Date



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BOARD of TRUSTEES AGREEMENT

Adopted 11-05-2016 ^{be} and to be signed before business is conducted
 After each Annual Meeting and Board of Trustees Election.

As a GPOA Trustee, I am fully committed and dedicated to upholding the common interests of Goldenwood. I understand that my duties and responsibilities include the following:

1. I am fiscally responsible for the Goldenwood Property Owner's Association (GPOA), along with other Board of Trustees members. I will know what our budget is and take an active part in reviewing, approving, and monitoring the budget.
2. I know my legal responsibilities for this Association and those of my fellow Trustees. I am responsible for understanding and overseeing the implementation of policies and programs.
3. I accept the Association's bylaws and operating principles and understand that I am morally responsible for the maintenance and preservation of common elements and the well being of GPOA homeowners.
4. I will actively promote Goldenwood Property Owners Association and encourage and support the Manager.
5. I will attend 80% of called board meetings, be available for phone consultations, respond promptly to e-mails and routine correspondence and serve on a committee or project as needed. If I am not able to meet my obligations as a Trustee member, I will offer my resignation.
6. In signing this document, I understand that every Trustee is making a statement of faith about every other member. We will trust each other to carry out the above agreements to the best of our ability.

We, the undersigned GPOA Board of Trustees Members, have read and agree to abide by this Agreement and understand that the failure to adhere to the above guidelines may result in the termination of the undersigned from their respective offices.

Scott Elequin
 Scott Elequin, BoT
 Date 11/5/16

Wendy Biro-Pollard
 Wendy Biro-Pollard, BoT
 Date 11-05-16

Andrew Backus
 Andrew Backus, BoT
 Date 11/5/2016

Jamie Lipman
 Jamie Lipman, BoT
 Date 11-05-2016

Zac Martin
 Zac Martin, BoT
 Date 11/05/2016