

HARRIS BRANCH

Community Newsletter

HARRIS BRANCH RESIDENTIAL PROPERTY OWNERS ASSOCIATION, INC.

Published by Neighborhood News, Inc.

June / July 2024

Harris Branch Residential Property Owners Association Board of Directors

PRESIDENT:

Vanessa Silas

vanessa.silas@hbhoa.org

VICE PRESIDENT:

Anthony Murray

anthony.murray@hbhoa.org

CHIEF COMMUNICATION OFFICER (Secretary):

Anthony (Tony) Cangelo

anthony.cangelo@hbhoa.org

TREASURER:

Vinnie Guadiz

LIFESTYLES & EVENT OFFICER:

Jose Morales

jose.morales@hbhoa.org

Important information for the Harris Branch Newsletter may be submitted by e-mail to our newsletter committee:

Vanessa Silas: vanessa.silas@hbhoa.org

Jose Morales: jose.morales@hbhoa.org

For advertising information, please call Neighborhood News at (210) 558-3160 or e-mail: Sales@NeighborhoodNews.com

Harris Branch Amenity Center

  @HARRISBRANCHATX

11401 Farmhaven Road
Austin, TX 78754

Thank you for being good neighbors and a great community! You are appreciated!



HARRIS BRANCH 4TH-OF-JULY CELEBRATION

There will be a firetruck waiting for the kids.

Local vendors have been invited to join with their trucks & Jeeps to promote their local business. The Board is providing hotdogs for everyone.

July 4th from 10 AM - Noon

Location: 11400 FARMHAVEN ROAD, ATX 78754

Amenity Center Access Devices

For those Homeowners that need Amenity Center access devices: To request a pool key or gate remote, please go to www.goodwintx.com and type in your community name. Find the "Amenity Access" section which has information on how to order your access device.

If you are already logged in to TownSq.io, look for the pinned announcement titled "Request an Access Device" and follow the instructions inside.

Upcoming Board Meetings

JULY 20 @ 6:30PM

AUGUST 22 @ 6:30PM

Teleconference

RingCentral : <https://v.ringcentral.com/join/ahar.meeting>

NO SIGN UP REQUIRED: Follow the link, enter display name, and you will be directed to the meeting.

Message from your Board President

Vanessa Silas, Harris Branch Board President



I am one Vote.

I WILL ADVOCATE FOR HOMEOWNERS:

- FULL FINANCIAL TRANSPARENCY OF HOW YOUR ASSESSMENT DUES ARE SPENT
- INCLUSION IN PROJECT DECISIONS FUNDED WITH YOUR ASSESSMENT DUES
- RESPECTFUL, FAIR AND EQUITABLE BEHAVIOR TOWARDS ALL MEMBERS OF THIS COMMUNITY
- MAINTENANCE OF OUR FACILITIES TO INDUSTRY STANDARDS
- A SAFE AND ENVIRONMENTAL FRIENDLY COMMUNITY
- OPEN AND RESPONSIVE COMMUNICATION ON HOMEOWNER CONCERNS

THANK Y'ALL FOR VOTING FOR ME TO WORK ON YOUR BEHALF! HAVE A GREAT SUMMER!

Thank you Harris Branch Board for your contributions to our community.

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Harris Branch ACC News & Updates

Letter to Susan Beckenheyer who resigned from the ACC. She has been serving on this Committee for a long time.

Dear Susan,

Juan has informed the Harris Branch Board of Directors you have tendered your resignation due to enhanced work responsibilities. We wish you much success in your future endeavors.

On behalf of the HB Board of Directors, we THANK YOU for the time you have spent reviewing Harris Branch Homeowners requests to improve and enhance the home they live in.

I was driving through two neighborhoods today and noticed the beautiful blooming crepe myrtle trees and the variety of newly painted homes, Arbors and Roofs you have approved over the years you have served on this board.

You are appreciated!

Vanessa Silas

If you are interested in nominating yourself to serve on this Committee please contact AHARManager@goodwintx.com.

Join HB Dog Park Play Group!

Harris Branch Dog Park Chat
WhatsApp group



Harris Branch Events



Harris Branch Families You are invited to



The 1st Annual "Back to School Block Party"

August 3, 2024

11400 Farmhaven Road 4pm-9pm



*Food Trucks, Bingo & Prizes, recognition of Veterans in Harris Branch,
FREE Beach Balls to the 1st 100 families, raffle for a TV*



A Tribute to Harris Branch Veterans

**CITY OF AUSTIN FIRE DEPARTMENT
INFORMATION ON WILDFIRES AND
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VIEW THE DIGITAL
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austintexas.gov

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May Minutes

May 2024 Meeting Minutes for Harris Branch Residential Property Owner's Association, Inc.

Location: Ring Central Meeting: 6:30pm

A. Call Meeting to Order/Establish Quorum. (Vanessa Silas)

- a. Meeting was called to order by the Board President, Vanessa Silas at 6:33 pm.
 - i. Board members in attendance (4 of 5—Quorum established):
 - ii. Vanessa Silas (President)
 - iii. Anthony Murray, Vice President
 - iv. Tony Cangello, Communication Director
 - v. Jose Morales, Lifestyle & Events Officer
- b. Goodwin & Company – Harris Branch Residential Property Management
 - i. Juan Trevino, Assistant Property Manag

B. Meeting-Minutes Approval

Vote passed to approve the April 23rd, 2023 meeting minutes with a unanimous vote

Homeowner Forum - President Silas opened the Homeowner Forum.

- a. Resident from Stirling Bridge – brought up concerns with Goodwin management, citing specific examples, including: Fine for BBQ in driveway, snakes and pests intruding backyard due to unkept greenbelt behind house. Requested information when contract is up with Goodwin based on issues with communication and rights as homeowner.
- b. Resident from Speyside – Houses on being kept up, speed signs/bumps needed.
- c. Resident from Speyside – Drinking at apartments across from homes on Boyce Lane.
- d. Resident from Speyside – Shared concerns with online behavior from Anthony “Mane”. D. “Mane” is Anthony Murray a Harris Branch Board Member.
- e. Resident from Lakeview South – Requested contact for mailbox issues / damage.
- f. Resident from Meadowview – Suggestions to improve subdivision. Sent email to Jackie and copied Vanessa and Anthony. Extend walking trail behind house. Mosquito problem near house, improve drainage for standing water pooling.

g. Resident from Edinburg – Request actions to address snakes in tall grass? Issues by ponds and in Edinburg. Brought up concerns over code of conduct/ethics contract violations. Issue with homeowners being able to communicate directly with vendors.

C. Treasurers Report – Vinnie Guadiz

- a. April 2024 Financial Review.
- b. Went over budget on admin expenses by over \$7k. Fence repair and pool/spamaint/supplies over budget. No budget set for security/monitoring (Ranger), so over budget every month.

Vote - Vanessa motioned that the April financials be approved. Jose seconded the motion. The vote was called and a unanimous vote approved the April financials.

D. President's Report – Vanessa Silas

- a. Shared roles and responsibilities of board member offices

E. Community Property Manager Report – Juan Trevino

- a. Shared TownSquare metrics about homeowner reports. 95% of reports closed out.

F. Committee Reports

- a. Architectural Control Committee – Michelle ?
 - i. No organized report but discussed having the ACC members make the report moving forward. Report will help board see requests and trends to react accordingly. Also include current guidelines.
- b. Community Enhancement & Enrichment – Anthony Murray & Vanessa Silas
 - i. Discussion around pulling from well for water on St. Merryn. Also, discussion about Sun Grow vs Urban Dirt.
 - ii. Final stages of equipment installation at Fitness Center. Potentially able to open fitness center and pool Friday morning.
- c. Lifestyles & Events Committee – Jose Morales
 - i. Teambuilder dinner last month. Re-engage the community.
 - ii. Happy Hour events ongoing monthly at ABW, tomorrow at 5 PM.
 - iii. Ryan D and Jose testing equipment at Amenity Center for sound and movie equipment.
 - iv. Independence Day parade – Efforts to make it a bigger event this year. Getting permits required.
 - v. Mailboxes not under USPS ownership. Planning to use mailbox areas for Little Free Libraries and as social areas.
- d. Emergency Planning & Safety – Anthony Murray & Vanessa Silas
 - i. Looking into having safety trainings and information dissemination.
 - ii. Speeding on streets is an ongoing issue. Potentially get a petition with enough signatures together to expedite City of Austin's attention.

G. Old Business

- a. Clubhouse Opening – Juan Trevino
 - i. Need Right-of-Way inspection of sidewalks done as well as Final Inspection. Expecting update by Friday.
- b. Fitness Center Project
 - i. Discussed in previous section

H. New Business – Juan Trevino

- a. Amenity Center Security
 - i. Provided three vendor bids “apples to apples” for 14 cameras, live monitoring – Net Solutions, Deep Sentinel, and Alert 360.
 - ii. Net Solutions is most expensive overall.
 - iii. Juan and Ryan D to discuss security options and physical person option and bring recommendation to board.
- b. HVAC Proposals
 - i. Need to replace HVAC units in Fitness Center and Clubhouse.
 - ii. Waiting on final bid proposal to present to board.
- c. Urban Dirt Contract Review – Anthony Murray
 - i. Double mowing areas that Sunscape was already mowing.
 - ii. Voted to move back to Sunscape already, motion and vote ratified by President.
- d. Pool Rules & Lifeguard Discussion
 - i. Waiting on more information to discuss.
 - e. Amend signature authority for any sitting board officer for community contracts
 - i. Requires approval by majority of board.
 - ii. Vote approved by majority of board and ratified.
 - f. All board members included on HOA attorney communications
 - i. Vote approved by majority of board and ratified.

I. Executive Session (Ratifications) – Vanessa Silas

J. Meeting Adjournment at 9:11 PM – Vanessa Silas

DID YOU KNOW?

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What's Happening in HB?

BOARD MEETING DATES

July 18th

Monthly HB Board of Directors - In-Person Board Meeting
@ HB Conference & Event Center

• September 19 • October 17 • August 15

ANNUAL MEETING

Board Member Elections - 2 Board Vacancies
September 19 – @ 6:30pm

POOL HOURS

The Pool is Open Year Round • 4am - 10pm

COMMUNITY GARAGE SALE

August 3 – (Back to School Garage Sale) • October 5

MOVIE NIGHT AT THE POOL

Begins at dusk dark. Family's welcome!
Treats & a drink provided, no charge.

July 27 • August 31

SCHOOL DATES:

August 14 – First Day of School ManorISD 2024/2025

August 20 – First Day of School AISD 2024/2025

UPCOMING 2024 CALENDAR DATES

June 19 - Juneteenth

July 4 - Independence Day Parade at 10am

July 9-11 - Tax Free Weekend

August 14 - ManorISD 1st Day of School

August 20 - AISD 1st Day of School

HARRIS BRANCH "GET TO KNOW YOUR NEIGHBOR" MEET & GREET

June 27 • July 25 • August 22 • September 26 • October 24

Location: Austin Beerworks, Springdale Rd., ATX



Newsletter Announcement

Hello Harris Branch Neighbors,
It's your newsletter committee Jose and Vanessa here! We want to let you know your newsletter will be printed 2x a year and it will be delivered digitally after the 15th of each month. Articles and advertising is due the 1st of each month.

July 15, 2024 = Email Only

August 15, 2024 = Email Only

Also, check your email monthly digital newsletter.

Keep your email updated thru Goodwin Management
Texas, Manager Juan Trevino

Email: Juan.Trevino@goodwintx.com



SCAN ME

To view this
newsletter online.

Harris Branch Subdivision Team

CONTACT YOUR SUBDIVISION TEAM MEMBERS FOR ANY
CONCERNS, SUGGESTIONS, OR INFORMATION YOU WANT
THE BOARD TO BE AWARE OF.

BELLHAVEN

1. Dan Bolan
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2. Samuel Osemene
vote4alonghorn@gmail.com
512-554-7897
3. Jason Peters
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Cell: 832-621-5074
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MEADOWVIEW

VACANT

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THISTLE HILL WAY

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APD COMMUNITY REPRESENTATIVE

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Region III DR, Charlie 4
Office: 512-974-5912
Monday – Friday 8:00am to 5:00pm
www.austintexas.gov/police

July 20 (11am) and August 3 (2pm)

SUBDIVISION TEAM COFFEE AND CONVERSATION

Meeting with Vanessa HB @ Amenity Center: follow the Balloons - 11:00am

AMMENITY CENTER ACCESS CARDS

To request a pool key or gate remote, please go to www.goodwintx.com and type in *Harris Branch*. Find the "Amenity Access" section which has information on how to order your access device. If you are already logged in to TownSq.io, look for the pinned announcement titled "Request an Access Device" and follow the instructions inside.

