

**HPWBANA Meeting Minutes**  
**September 25, 2006**

*Board members in attendance:* Sam Haddad, Nadene Morning, Carolyn Robinson, Tonianne Soster

*Board members not in attendance:* Lurleen Ladd, Mark Moore, Blake Stanford, Susan Rauch, Jennifer Smith

*Community Members in attendance:*

Melanie Jones  
Ryan Robinson  
Howard & Gail Neal  
Miles Miller  
Lisa & Kent Thomas  
Michelle Haddad  
Krista & Peter Saeger  
Kevin Gollhofer  
Kenneth Saffell, Pride of Austin

**Call to Order**

The meeting was called to order at 6:55 p.m. by Ms. Morning, President.

**Community Comments**

**4709 Highland Terrace**

The meeting began with a discussion regarding 4709 Highland Terrace. A duplex is planned for the site. The builder, Kenneth Saffell of Pride of Austin, was present to represent the interest of the owner/developer. Several neighbors were present to voice their opposition to the building of the proposed duplex. Tonianne Soster, HPWBANA board member, stated that the board stood in support of the concerned neighbors and could not support the building of the duplex as it was in violation of deed restrictions. She stated that it would set a precedent within the neighborhood for violation of deed restrictions. Mr. Saffell said that his intent was to find out what neighbors would like to see built on the site and take that back to Mr. Neuhauser, the owner and recommend the building plan be changed. Mr. Saffell said he did not want to be held up in a legal battle that would prevent his building to go forward. Mr. Saffell stated that what the concerned neighbors were calling deed restrictions were actually plot restrictions and Sam Haddad pointed out that a copy of the actual deed restrictions had been forwarded to the attorney representing the interests at 4709 Highland Terrace. A discussion of Section 8 housing was entered into when Mr. Saffell stated that he didn't want to have to build Section 8 housing in our neighborhood. Several neighbors commented that this sounded like a threat and Mr. Saffell commented that among the group representing the interests of 4709 Highland Terrace the threat of Section 8 housing had arisen, but he had no interest in

pursuing this idea. He further apologized for making this comment and said he had not intended to use this as a threat against the neighbors as it was not professional.

Mr. Saffell asked if the neighbors to consider allowing him to build a single family dwelling that would encompass forty per cent of the lot instead of the allowable twenty percent. Ms. Saeger pointed out to Mr. Saffell that the concerned neighbors could not tell Mr. Saffell and the interests of 4709 Highland Terrace what to build. She recommended that he consult with his legal representatives to decide what building plan would be allowable. Mr. Saffell stated that his intent was to tell the owner that a single family home should be built on the site, and he agreed to tell the concerned neighbors what the owner had decided to do.

Mr. Saffell and some of the concerned neighbors left the board meeting after this discussion ended.

### **Perry Park Track**

Kevin Gollhofer, a neighborhood resident and a member of the Highland Park PTA track committee presented to the board a plan for reengineering of the Perry Park/HP Elementary track. Mr. Gollhofer presented the history of the track and related some of the erosion problems experienced there. The PTA has set aside 25,000 over the past several years to address the issues. The PTA consulted with an engineer to address the erosion problem. The firm returned a plan to the PTA with an estimated cost of \$70,000. The committee consulted with the City of Austin's Parks and Recreation department regarding the engineering report. The result was that PARD has agreed to do the track repair/engineering for an estimated cost of \$33,000. The PARD will not follow the plan exactly, with the main difference being that instead of routing the overflow water (the cause of the erosion) underground in pipe, concrete will be used. The track will be widened to 10' and changed to decomposed granite instead of the fill gravel currently used. Mr. Gollhofer said that the PTA will ear mark about \$3,000 per year for track maintenance.

The PTA entered into a memorandum of understanding with the city regarding the repairs. That will be reviewed by the city before any work can begin. Mr. Gollhofer noted that the city is ready to begin immediately as they have crews available in the area.

The PTA track committee would like to ask HPWBANA for a donation to help make the repairs to cover the deficit of \$8,000. Mr. Gollhofer said they hope to raise \$5,000 and will hopefully be able to negotiate the other \$3,000. Mr. Gollhofer thanked Ms. Morning for all her work and contributions to the park committee.

### **Treasurer's Report**

Ms. Morning presented the treasurer's report prepared by Ms. Rauch who could not attend.

\$2,030 Certificate of Deposit

\$4,750 checking account balance

\$6,750 assets

Some issues were unclear regarding our actual available funds and it was decided that Ms. Rauch needed to be consulted to clear up exactly what funds were available.

The discussion regarding our donation to Perry Park track reconstruction continued, and Mr. Haddad suggested a donation of \$1,000. Ms. Soster noted that the track is part of the school and park and that many people move to this neighborhood because of the wonderful school. HPE was just awarded the Blue Ribbon status, the only public school in Austin to receive this award. The track does add value to our neighborhood. The discussion continued and an amount of \$1,500 was decided on to present to the rest of the Board for an email vote before Friday, September 30.

## **Events**

A discussion of the upcoming annual meeting and movie in Perry Park began. Ms. Morning reminded everyone of the October 8 date and Nov. 5 is set as the rain out date. Ms. Morning asked for help planning the meeting and asked that everyone please review the committee highlights she prepared. Ms. Morning and Ms. Robinson urged the importance of board members attending the annual meeting.

Ms. Robinson noted no essays had been received for the essay contest.

## **Planning and Zoning**

A brief discussion of the upcoming October 23 program meeting was held. Ms. Soster is planning the meeting and will invite an attorney and a city representative. Toniaanne will send an email asking for feedback from board members on the upcoming meeting.

Car parking on grass will be addressed in the November meeting.

## **Adjournment**

The meeting adjourned at 8:30 p.m.

### **Addition to minutes:**

A email motion was made by Ms. Morning to make a donation of \$1,500 from our surplus funds toward the Perry Park track repair project being coordinated by the Highland Park PTA, contingent upon the project need for the funds Ms. Robinson seconded the motion.

The motion passed unanimously.

*Respectfully submitted, Carolyn Robinson, Vice President*