

Flintrock at Hurst Creek POA Board of Directors Meeting  
June 12<sup>th</sup>, 2013 8:30am  
Located at the Southwest Management Office  
7 Lakeway Centre Ct, Ste. 200 Austin, TX 78734

Board Members Present: Chuck Bechtel and Nat Peniston. Bill Resch was present via conference call.

Also Present: Kady Wiese of Southwest Management, Flintrock POA Member Jim Schwendinger, and other POA Members.

1. Call to Order:

The meeting was called to order at 8:34am by Board Member Nat Peniston.

2. Consideration of Minutes:

The minutes from the February 2013 Board Meeting were approved as read.

3. Consideration of Road Committee Charter:

Bill Resch explained the RICC (Roadway Improvement and Construction Committee) Charter. POA Member Jim Schwendinger and the Board decided it was best to not only include the future construction on Flint Rock Road, but to also include any future repairs or maintenance to the private roads within the community. It was also said that the Committee would correspond with The Villas and The Club as needed during any future projects. Action: Jim Schwendinger will edit the charter to include internal roadway projects and send to the Board for review. Bill Resch moved to approve the Committee subject to the charter. Nat Peniston seconded. Motion carried. Bill moved to appoint Jim Schwendinger to the RICC. Nat seconded. Motion carried.

4. Ratification of Appointment of Matt Sitra to the ACB:

Board Member and ACB Member, Chuck Bechtel explained the ACB and how the current Architectural Control Board was in need of one more Member. Nat moved to ratify the appointment Matt Sitra to the Flintrock ACB. Bill seconded. Motion carried.

5. Discussion of Developer Transition:

Bill Resch explained that the process to turn the POA Board over to resident control was in progress, including Flintrock Ltd. transferring ownership of the Flintrock Falls logo to the POA. Kady Wiese of Southwest Management provided the Board Members with an example Developer Transition Checklist. Action: over the course of the next few months the Declarant, Southwest Management, and the POA Attorney would work together to complete the list.

6. Designation of Officers:

Bill Resch made a motion to appoint Chuck Bechtel as president. Nat Peniston seconded the motion. Motion carried. Nat Peniston made a motion to appoint Bill Resch as Treasurer. Chuck Bechtel seconded the motion. Motion carried.

7. New Business and Discussion:

- Bids for installing security cameras at the gates in Flintrock were presented. Action: Kady Wiese of Southwest Management would work with Board Member Nat Peniston to obtain additional bids from other vendors.
- A bid from The Flintrock Club to host a summer social event was presented. It was said that appointing members to the Social Committee would be helpful in planning an event. Action: Kady Wiese will send out an email bulletin, post a flyer to the mailbox kiosk bulletin board, and send out postcards to solicit volunteers for the Social Committee.
- Information from Radiant RFID regarding a new system that they are to be testing with The Hills in the fall of 2013 was briefly presented. No action required.

Homeowner Q&A:

Questions were asked about the vacant lots becoming overgrown. Kady Wiese explained the new lot mowing policy for vacant lot owners. Club property was also in question, including the shed on Golden Bear.

8. Closing

Nat Peniston moved to adjourn the meeting. Chuck Bechtel seconded the motion and the meeting was adjourned at 10am.