

**Anderson Mill Limited District  
Board of Directors Meeting  
Minutes**

**March 14th, 2019**

The Board of Directors of Anderson Mill Limited District of Williamson and Travis Counties, Texas convened a regular Board Meeting in the District Office building at 11500 El Salido Parkway starting at 7:30 p.m. on Thursday, March 14th, 2019. Notice of time, place and subject of the meeting were posted at the places and times as required by law.

**Agenda Item 1 - Call to Order, Invocation and Roll Call**

- Director Kiracofe called the board meeting to order at 7:30 pm. Director Morgan then gave the invocation. Amanda Miller called role. Directors present: Morgan, Grampp, Chaney, Ottenbacher, and Kiracofe. Also attending: Greg Williams, Amanda Miller, Deputy Pearson, Zach Evans, John McDowell, Lora Phillips, Addie Gonzalez, Karen Grampp, and Charles Cloutman.

**Agenda Item 2 - Citizen Communication**

- Charles Cloutman, a representative from Meals On Wheels Home Repair, presented in front of the board a program entitled "Go Repair" in which residents can have their homes renovated and repaired. These renovations or repairs are to allow homeowners the opportunity to make their homes more accessible. Director Kiracofe asked about the process in which a resident could participate in this program and about the contractors that would be working on residents' homes. Karen Grampp discussed the City of Austin Senior Commission and the benefit of this program for residents in AMLD and District 6. Director Morgan discussed placing the Home Repair flyer on the website and Greg Williams discussed Mr. Cloutman visiting the AMLD Senior Center to discuss the program with residents further.
- AMLD residents' Lora Phillips and Addie Gonzalez discussed an issue they are having with the neighbor who has chickens in their backyard. They mentioned that whenever there is heavy rain, chicken excrement drains into their southbound home lot. Ms. Phillips indicated that this issue has persisted. Greg Williams discussed sending the resident a deed restriction violation letter. Mr. Williams and Zach Evans discussed putting into action something to rectify this issue. It will be discussed further at the next board meeting.

**Agenda Item 3 - Reports**

• **Board Officers**

- Director Ottenbacher briefly discussed the median and sidewalk work that the City of Austin completed recently. She noted that the City of Austin left behind sharp poles sticking out of the ground. However, it has been reported.
- Director Chaney discussed providing a solution for the resident's chicken concern.
- Director Morgan asked about the wall damage from the accident that took place in January 2019. Mr. Williams updated the board that the wall has been completely repaired. Director Ottenbacher asked about the final cost of the project that was paid for by the driver's insurance company. Mr. Williams provided information to her.
- Director Morgan suggested that deed restriction issues be discussed in an executive session at the end of the board meeting.

- **District Manager**
  - Mr. Williams discussed his meeting with the City of Austin Parks Department about the continued partnership with maintaining the medians in the district. The City of Austin provided AMLD with certified safety reports for the playgrounds in the district. He and the maintenance team are working on small repairs and routine maintenance of the AMLD playgrounds. Mr. Williams briefly discussed that quotes for a new gym door system are being gathered. He discussed also that new fitness door signs will be posted shortly and the Williamson County Sheriff Deputies are now doing routine walk throughs of the gym in the evening. Mr. Williams also updated the board on the new LED lights that were installed at the El Salido Pool building.
  
- **Legal Counsel**
  - Mr. Evans discussed having the CTRMA come and present at the next board meeting on the 183 fly-over extension. Director Ottenbacher indicated that she would like to set up the meeting for the next board meeting to allow CTRMA to discuss future plans.
  
- **Deed Restriction Report – February 2019**
  - Director Kiracofe suggested going through the remainder of the agenda and then entering into an executive session to discuss deed restriction in the district.
  
- **Security Report: February 2019**
  - Deputy Pearson was present. Mr. Williams commented that there is excellent communication between the district and the Williamson County sheriffs, that are providing quick and relevant updates.
  
- **Cash Disbursement Reports: February 2019**
  - Director Morgan made a motion to approve the February 2019 cash disbursements, seconded by Director Chaney. Motion carried.
  
- **Tax Report: January and February 2019**
  - Director Kiracofe updated the board on the January and February 2019 tax report, providing further that 100% of taxes have been collected in Travis County and 96% have been collected in Williamson County.
  
- **Investment Reports: January 2019**
  - Director Morgan discussed the investment report for January 2019. He indicated that the district's returns are better overall.
  
- **Approval of Minutes: February 14, 2019**
  - Director Grampp made a motion to approve the minutes for the February 14<sup>th</sup>, 2019 board meeting with the discussed corrections, seconded by Director Ottenbacher. Motion carried.
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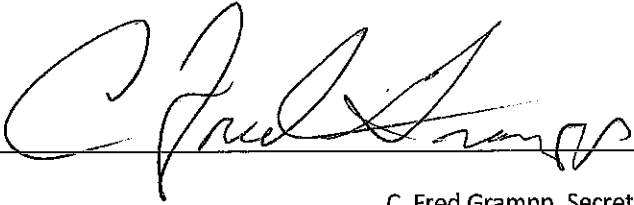
**Agenda Item 4 – Executive Session: Deed Restriction Report**

- Began at 8:10 PM – Attorney Zach Evans gave the Directors legal advice on the following items:
  - Outstanding deed restriction violations

- Deed restriction enforcement policy
- Deed restriction contract
- Executive Session ended at 8:28 PM

**Agenda Item 5 – Set date and time of the next meeting, Adjourn**

Director Kiracofe set the next meeting for April 11<sup>th</sup>, 2019 at 7:30 p.m. in this building. There being no further business to come before the Board, Director Ottenbacher made a motion to adjourn, seconded by Director Morgan. Motion carried. Meeting adjourned at 8:29 p.m.



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C. Fred Grampp, Secretary

4/11/19

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Date approved by Board