

# SCAAC Meeting Agenda

July 13th, 2024

## Call to order (5 min)

Attendance (in-person): (8) Steve, Kelly, John, Richard, Don, Terry, Bill, Dan

Attendance (Zoom): (2) Doug, Rene

Notified not available: (7) Tammi, Melody, Angie, Nysa, Stephanie, Jan, Ryan

## Strategic Plans (30 min)

Sunfield Community Association Board Seat.

Review "Plan B" letter to Sunfield Community Association Board

Draft of demand letter (Becki / Miklos / Bill) - Miklos & Becki not in attendance. Becki previously provided draft of the demand letter under attorney signature. Discussed several errors in timeline. Bill to take letter and notes on timeline and create revised draft to share with Becki and the committee with a goal of getting the letter out to the Sunfield CA Board by the end of July.

Update on status of SCAAC Charter development (Kelly) - Kelly provided a draft of the charter and there was discussion about specific aspects of the structure. Attendees agreed to review the document and provide suggestions to Kelly. A copy of the draft is on the SCAAC website.

## Neighborhood updates (30 min)

Ashbury (Michael Morales, Steve Sogar) **SS: community signage on Sunbright for LR, Rock Haulers**

Summer Trail (Kelly Ekwurzel) **KE: parking, trailers**

Azalea (Miklos Gaal)

Magnolia (**open**)

Rosewood (**open**)

Creekview (John Elwell) **JE: gravel trucks, LR handicap access, dead tree, MUD 4 letter**

Greenfield (**open**)

Prairie View (Doug Stoyko) **DS: none**

Sun Valley (Richard Galvan, Dan Butler) **DB: pond landscape, walkway**

Lake View (Becki Kuper Franklin)

Primrose (**open**)

Greenway (Rene Garcia, Terry Acie Jr.) **RG: Inkberry pond service road barrier, irrigation system**

Whisper Ridge (Tammi Claycamp, Bill Kennedy) **BK: open house signs up all week (6 in 100' stretch)**

Garden Brook (**open**)

Cobblestone (**open**)

Model Homes P3:S5 (Don Osborne) **DO: none**

Autumn Sage (Lalit Tewari)

Highlands (Ryan Sapp) **RS: Lemonball mail kiosk landscape maintenance, yard maintenance violations, parking violations, Campo fence stain, Lazy River maintenance.**

Northaven (Zach Schaphorst)

Windridge (Stephanie Lumley)

Hidden Creek (Jan Cerna, Natalie Brier)

Vista Pointe (**open**)

Lakeridge (Melody Caluori Cipriano)

Lake Pointe (Ana Nyssa Bacia, Angie Bookout)

## Subcommittee updates (40 min / note Chair in **bold**)

1) Amenities (**open**, John, Richard, Don)

**Lazy River / Splash Pad / Playground (New) - targeting Labor Day weekend, pump room to be completed. Splash pad fixtures should be installed by end of July. Playground mostly installed and to be roped off to prevent use until installation is finalized.**

Lazy River (Sunfield Parkway) - #8 motor and #10 impeller to be replaced, Would require 3 day closure.  
Lap Pool / Splash Pad - replace skimmer flappers, splash pad planed to be resurfaced in off season.  
Ponds - Sunfield Parkway Pond rebuild - spillway completed, de-mucking of upper pond in process  
Playground @ Reunion Pavilion - still working on plan

## 2) Infrastructure / Landscaping (John, Richard, Bill, Lalit, Michael)

### Lighting -

Silver Pole (PEC) - lighting map with outages provided to SCA President & MUD Board. MUD Engineer was not aware of issue. Will determine causes & resolve as soon as possible with applicable entity.

Major street light map and light pole list posted on SCAAC website.

Black Pole (SCA) - missing fixtures to be installed and all checked and tightened as needed

Mail Center - Sugar Cane West needs meter to sub energized and then meter activated

Neighborhood sidewalk replacement - updated list with additional walkways.

Fire Hydrants - porter began painting curbs, and will continue as time available

Common Area Fence Stain - missed sections being stained. Plan for Campo Del Sol re-stain.

Landscape replacement - continued replacement planned for fall / original design plan map requested

Cherrystone Loop perimeter landscaping - SunGrow to review plan - hydro-mulch or sod

Highlands & Northaven Gulley (lower) - SunGrow to remove debris, level, mow, and hydro-mulch

Landscape Maintenance Map - revised map in process, contract revision with SMUDs

South Wild Perimeter - waiting on clean-up proposal from SunGrow

## 3) Government Relations: Hays County, Hays CISD, Buda City, SMUDs (Doug, Miklos, Rene, Zach, Terry, Dan)

Main Street Frontage Rd. To Firecracker - Sunfield MUDs contributed \$3M to project. Buda CC voted for interim solution to be initiated this fall.

Main Street Extension - Water Tower - Sunfield Pkwy nearing completion. Sunfield Pkwy on pending approval

2001 Speed Limit / Stop Light (Firecracker, Sunbright) - Buda & TXDOT agreed on 45/50/55 MPH progression from Overpass to Sunbright entrance.

Lazy River No Parking Zone - needs to be submitted to County Commissioner

Sunfield Elementary School - committee to engage new Sunfield Elementary principal once school starts

Sunfield & Area Multi-Family Residential - challenging application of development plan and MF count

MUD 1/3/4 - Main Street cost sharing approved, Buda ETJ change approved, amendment to Development Agreement approved, Utility & Road Bond sales approved.

## 4) Rules & Regulations (Dan, Terry, Ana, Angie, Ryan)

Lawn Care / Landscaping - citations issued based on community drives. Submit violations to Emily to verify.

Trash & Recycling Containers - citations issued based on community drives.

Rental Properties - Airbnb Properties - submit any violations noticed to Emily

Awnings / Patios - must submit for ARC review and be approved.

Parking / Trailers - action in process

Lighting - submit any violations noticed to Emily

## 5) Activities / Neighborhoods / Welcome (Rene, Tammi, Lalit)

July Event / Activity Calendar from Casey -

Resident Suggestions - adult float time at Lazy River

## New Business / Other Business (10 min)

## Closing comments and adjourn (5 min)