



BMHOA – April 2021 Meeting Minutes

Directors present:

Walt Allen – Anne Bao – Mike Gaither – Matthew Atkatz

Police Update:

- It's been quiet, one burglary of bike theft on 73rd St, mask makes it hard to get a good visual
- Parksmart flyer on 73rd St to keep cars locked ect. were distributed
- Houses with AirBnB rentals on Belle Meade Island went to court, were fined \$160k

County Updates:

Albert Morales - items in progress

- Renovation of the community center is moving forward
- Boat ramp now with Parks and Rec - cleaned up already, still a fence around it, trying to get a vendor to work on it - will get update from him
- Parking at Legion Park has been restricted - trying to reverse this to not limit access to the park, currently charging for parking on residential street - no update
- Seawalls - grants for homeowners? No grants at this time, maybe in the next budget cycle. Aim to stay on top of this

Updates/Concerns from Neighbors

Amy Powers - cat colony issues on 74th St

- many cats and kittens which keep multiplying - need to trap/neuter/vaccinated
- HOA can help fund via Stray Animal Fund - amount to be determined → needs quorum and vote
- Suggested for neighbors to form group, ask for help via Google group, contacting trappers and animal rescue organizations, such as saving grace, humane society
- get bids from trappers for this number of cats

Update from the Board

- **Director of Security & Safety, Matthew Atkatz**
Special Taxing District Update

County initiated the RFP process in 2019, this was the second RFP initiated in 2020

- a. Matrix of 25 security vendors received from County, which we narrowed down to 3 vendors, incl. Allied Security (our company for the past 8 years) - we set up virtual meetings for them to present and also performed a neighborhood walkthrough with Kent, Security Alliance, and Allied Security
- b. We made our recommendation for Security Alliance

- c. Decision based on price (comparable or lower), increased service (cameras at entrance/exit) and being able to retain our guards
 - i. We've heard the community's concerns about retaining guards and have confirmed they can be retained if they choose. This was a key stipulation in our review process with all shortlisted vendors.
 - ii. The board discussed the salaries and employment benefit details for retained guards with the selected vendor, clearly communicating the community's concerns.
- d. It was communicated that our understanding as a board is that no community vote is required to change companies.
- e. It was listed as an action item to follow up on.

In addition, the annual special Taxing District budget review and negotiation process was also explained.

It was communicated that annual budget increases are INDEPENDENT of a company change. They take place every year regardless of what company Belle Meade chooses.

- **Director of Code Compliance, Cary Aronovitz (not present at meeting, no update)**
 - Barcode Applications
 - Increase knowledge and access of residents to Barcode applications via guard house, email blast, hard copy in Biscayne Times
- **Director of Beautification, Larry Babor & Anne Bao**
 - Landscaping at 77th St. - meeting with City on 5/21
- **Director of Finance, Mike Gaither**
 - Financial Update
 - 116 members at time of meeting
 - \$5908.58 total - of that, \$959.31 is Stray Animal Fund
 - T-shirt distribution - Matt to inquire on cost of additional shirts, especially size L
- **Director of Infrastructure, Anne Bao**
 - Update received via email after this meeting:
 - Broken gate at 77th St and maintenance on all gates - waiting for work to commence
 - Shrub planting at 77th St barricades - Meeting with city official Friday 5/21 to review
 - Noise enclosure of pump station generator - Meeting with city official Friday 5/21 to review
 - FPL update (Walt Allen)
 - One more week on 72nd, replacing poles and power cables, moving to 73rd St next week (insulating lines so shrubs don't spark anymore)
 - Updates to infrastructure (i.e. new transformers, poles etc.) currently in progress
 - Reliability report and meeting with community to follow after that
- **Director of Social Engagement/Events, Hillary Jaroschy**
 - Newsletter - ready to be sent out
- **Director of Digital Communications & IT, Hanna Espeli-Allen**