

OPNNA BOARD MEETING MINUTES 1/19/2021

Teena graciously volunteered her fabulous Ohio State/UT/AH/SWT, etc Memorabilia room for our meeting this evening. Attending were: Patty, Teena, Jim, Bart, Steve, Jack, John, Ellaine and Susan. Manny tuned in by phone.

Bart called the meeting to order at 7:10 pm and determined we had a quorum. Jack moved to approve 11/17/2020 Minutes and Jim seconded the motion all were in favor.

Report Of Officers

Treasurer: Teena reported that as of 1/19/21 there was a balance of \$5,473.09 in the account. We had expenses in December to pay for the HEB Gift Cards which were given to the winners of the Holiday Decorations. 1st Place won \$100, 2nd Place won \$50 and 3rd Place won \$25. The 4th Place winner received a \$20 Orange Leaf Gift Card. HEB donated the \$50 (2nd Place gift card) and OPNNA paid for the 1st and 3rd Place \$100 and \$25 respectively. Orange Leaf donated their gift card. There was also a US Post Office rental charge paid for of \$106 leaving balance of \$5,473.09. Teena received great feedback from the Holiday Decoration Competition. Everyone seemed to enjoy the challenge and were pleased with their winnings.

Vice President: Patty asked Susan to discuss what the latest was on Lots 237 & 241 E. Sunset Rd. Susan talked with Mickey Starnes who said that he had issues with his site person and was having someone else come in and do the site work. She was told that was the reason there had not been any work on the project for almost 2 months.

Secretary: Susan informed everyone that there had not been any changes on 328 E. Sunset. The one acre lot is still for sale at \$1,495,000- has been on the market now for appx 290 days!

Teena reminded us as Board Members we need to pay our membership dues of \$25. And this brought up a whole new discussion of what constitutes membership to OPNNA. Jack felt that renters should not be allowed to vote. He went on to say that renters in Alta Vista and Monte Vista can vote but not for officers. **He felt everyone including renters should pay dues no matter if it was \$5 or \$25.** Manny stated in Beacon Hill, where his office is, renters are members of their community they just can't vote for officers. **Jack and Manny had volunteered last meeting to review current Bylaws on this topic but did not have time. Any of these changes would mean revising the Bylaws. Teena said currently everyone regardless of whether you pay dues or not are members.** Patty asked how will you know who is a member and who owns property and who just rents? Jack said that they have to fill out an application. Ellaine felt that maybe people feel they can't come to a meeting because they haven't paid or that they wonder what are they going to get for their money? In general everyone agreed if you wanted to be an officer **you would need to be a property owner within the Association area and pay membership dues. Patty was uncertain if renters really wanted to attend meetings.**

It was agreed that we need to review our Bylaws concerning this issue and a couple of other issues. It takes 2/3's majority to make any changes to the Bylaws. We have set a date for 2/16 to discuss **any changes needed to the Bylaws.**

Future Association Meetings: Teena contacted both NW Presbyterian and St Andrews to check the status of using their facilities for any spring Association meeting. NW Pres is not allowing any use currently. St Andrews is allowing use of their Fellowship Hall but limited to max capacity of 50 people. They are also currently charging a \$200. fee for sanitation of the hall after use. Also, Tuesday nights are now being used for youth activities so we would need to pick a different night for our meetings.

Zoning: John said nothing is happening on Flamingo. He did see Peter a few weeks ago and he's still waiting on the building permits. There was lively discussion on Bentley's Bar. Music can be heard all over the neighborhood at wee hours in the morning. Jim suggested they just shut down all the bars. John is going to send a letter to Trevino and Perry. Since the bar is in District 1, Clayton Perry doesn't want to get involved because it's not his district.

357 Pike: Teena was contacted by an area resident concerned about the upcoming sale of this property. Currently there is one home on about one acre of land with a zoning of NP-8 which would allow construction of about 2 homes replacing one. Neighbor requested we remain aware of any request to rezone this property to something different allowing more than 2 homes there. This resident also mentioned the city no longer allows one house built behind another and sharing one common driveway.

1206 Nacogdoches: Patrick Christenson, a lawyer, contacted Patty concerning rezoning 1206 Nacogdoches. Presently it is zoned O-2 Office, and he wants it downzoned to C-1 Commercial. The business that is interested in moving into the building is a Pet Grooming business. Next door is a Animal Vet Clinic but does not have a pet grooming business. They are scheduled to go to the zoning commission on 2/16.

Attached to these minutes is a **List of Businesses** that could potentially move into 1206 Nacogdoches if it's **rezoned to C-1 Commercial** and if the pet grooming business fails or leaves. This is a list of C-1 Neighborhood Commercial District Purpose and Permitted uses.

Teena had contacted eight neighbors to see if they were for or against the rezoning and they were all against having the zoning changed. Rezoning to C-1 Commercial opens up property to lots of different business and the property backs up to **homes** which would not be good for the neighborhood. It is already at a very busy intersection on Broadway. Teena made a motion to vote against the rezoning, Steve second it and it was **passed unanimously in opposition of zoning to C-1 Commercial**. Jack has volunteered to write a letter to the Zoning Commission ((deleted 'Patty will get back to Christensen about decision' - that was not said - we spoke of the letter to Zoning - and if follow up decision was requested - we would be contacted.)

New Business:

We briefly discussed July 4th parade and felt it was too early to discuss at this time. Jack would like a large banner with OPNNA Community printed on it.

Patty moved that our next meeting be on February 16th to discuss the OPNNA Bylaws and all agreed. Jim moved to adjourn the meeting and Patty second it. Meeting was adjourned at 8:50 pm

Respectfully submitted,
Susan Bowman,
Secretary