

**EASTON PARK
TOWN HALL - JUNE 2021**



EASTON PARK


JUNE 2, 2021



OPENING & PURPOSE

- Welcome
- Introductions
- Community Update
- Community Engagement Update
- Development Update
- Answers to Submitted Questions
- Additional Q&A – Time permitting



INTRODUCTIONS

Brookfield Properties Development Team

- Brad Chelton, Division President

Easton Park Master Community Board of Directors

- Matt McCafferty
- Blake McAlister
- Michael Lobo
- AJ Zorn

DMB Community Life Team

- Matthew Chase, Vice President, Community Operations

Easton Park On-Site Team

- Christy Gross, Executive Director
- Liza Salinas, Director, Community Operations
- Collette Cosby, Director, Community Engagement
- John Larroque, Facilities Manager



OUR ROLES



COMMUNITY DEVELOPER

- Created master plan & community layout
- Installs infrastructure – curbs, streets, utilities, landscaping, etc.
- Forms the Association
- Works with legal counsel to create governing rules and guidelines that will protect the Association's aesthetics and assets
- Deficit funds the association

EASTON PARK ASSOCIATION BOARD OF DIRECTORS

- Made up of members of the Development Team until we have reached a majority of homes sold to owners and then we begin to transition Board seats to residents.
- Approval of budgets & contracts
- Determines assessment rates
- Maintains common areas
- Enforces the rules
- Policy-making
- Establishes committees
- Initially serves as the architectural control board



COMMUNITY LIFE TEAM



Christy Gross
Executive Director



512.641.3975 ext. 111
cgross@dmbcommunitylife.com



Liza Salinas
Director, Community Operations



512.641.3975 ext. 202
lsalinas@dmbcommunitylife.com



Collette Cosby
Director, Community Engagement



512.641.3975 ext. 112
ccosby@dmbcommunitylife.com

COMMUNITY LIFE TEAM



John Larroque
Facilities Manager



Xochitl Diaz
Coordinator, Community Engagement



Luis Castillo
Custodial Engineer



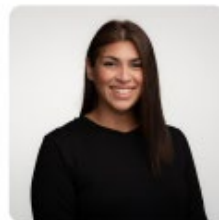
Ramiro Lopez
Custodial Engineer

Community Life Ambassadors

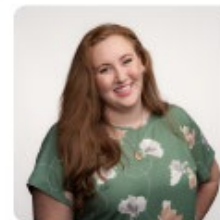


512.641.3975

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Marlene Zamora



Ivy Honomichl



Nicole Baeza



OUR ROLES



EASTON PARK COMMUNITY LIFE TEAM:

- Corresponds with residents regarding Association & Community Life matters
- Provides for the Community Engagement aspect of the community
- Facilitates meetings of the Board and owners
- Oversight of the HOA's financials and performs its accounting processes
- Prepares annual budget for Board approval
- Inspects common areas and provides oversight of Board selected vendors
- Processes resale and transfer of homes
- Facilitates the covenant enforcement process
- Facilitates architectural controls processes
- Manages The Union operations
- Stays informed of legislative changes and industry advances
- Carries out decisions made by the board
- Advises the Board regarding HOA's governing documents, contracts, financials and state statutes so they are making informed decisions



COMMUNITY LIFE UPDATES

BY COLLETTE





COMMUNITY EVENTS

Virtual

- Easton's Got Talent
- 21 and Better Pictionary
- Easties
- Painting with a Twist: Celebrating Nowruz
- Dungeons & Dragons: Info Session and Play

GTKYH

- Community Safety with Travis County Sherriff
- Q & A with Emerald Lawns
- Snake Education *
- Project Connect
- Landscape Architecture with Madrone *

Food Trucks

- First Friday
- Sweet Sundays
- Taco Tuesdays
- Scoops and Smiles

Philanthropy

- Quarterly Blood Drives*
- Music in the Park Ticket Sale Donations
- Litter Pick-up
- Building Picnic Tables at Newton Collins

In Person Events

- Music in the Park: Nané
- Music in the Park: Zack Person
- Puppy Portraits *
- St. Patrick's Day Trivia
- Kites in the Park
- Movies by the Pool
- Easter Egg-stravaganza
- Mother Day Craft
- Cinco De Mayo
- Vaccine Shots
- Community Dinners with Wu Chow
- Community Yard Sale
- Kieke Park Grand Opening

Honoring Eastonites

- Resident of the Month
- Newest Eastonite
- Community Creator



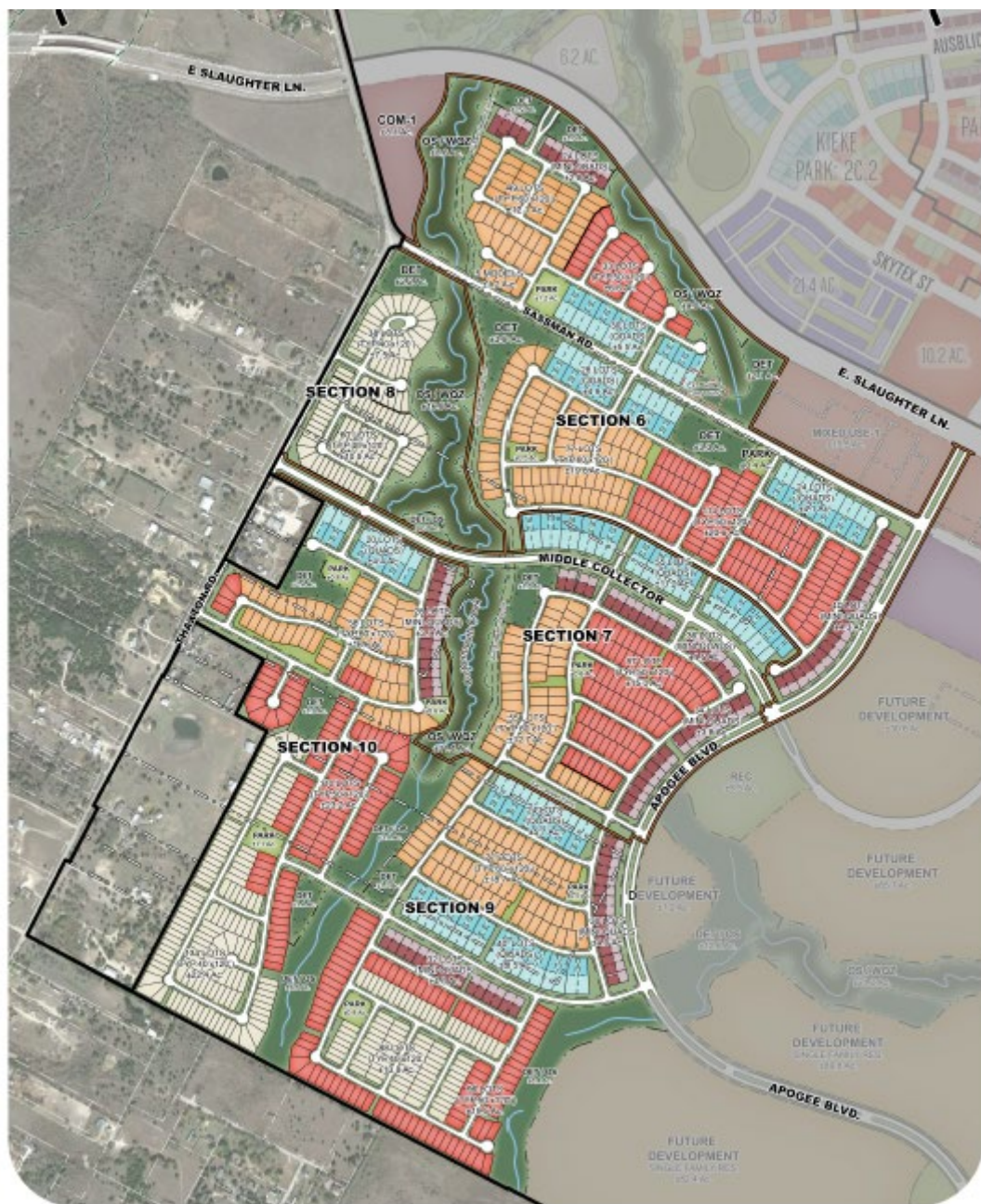
UPCOMING COMMUNITY EVENTS

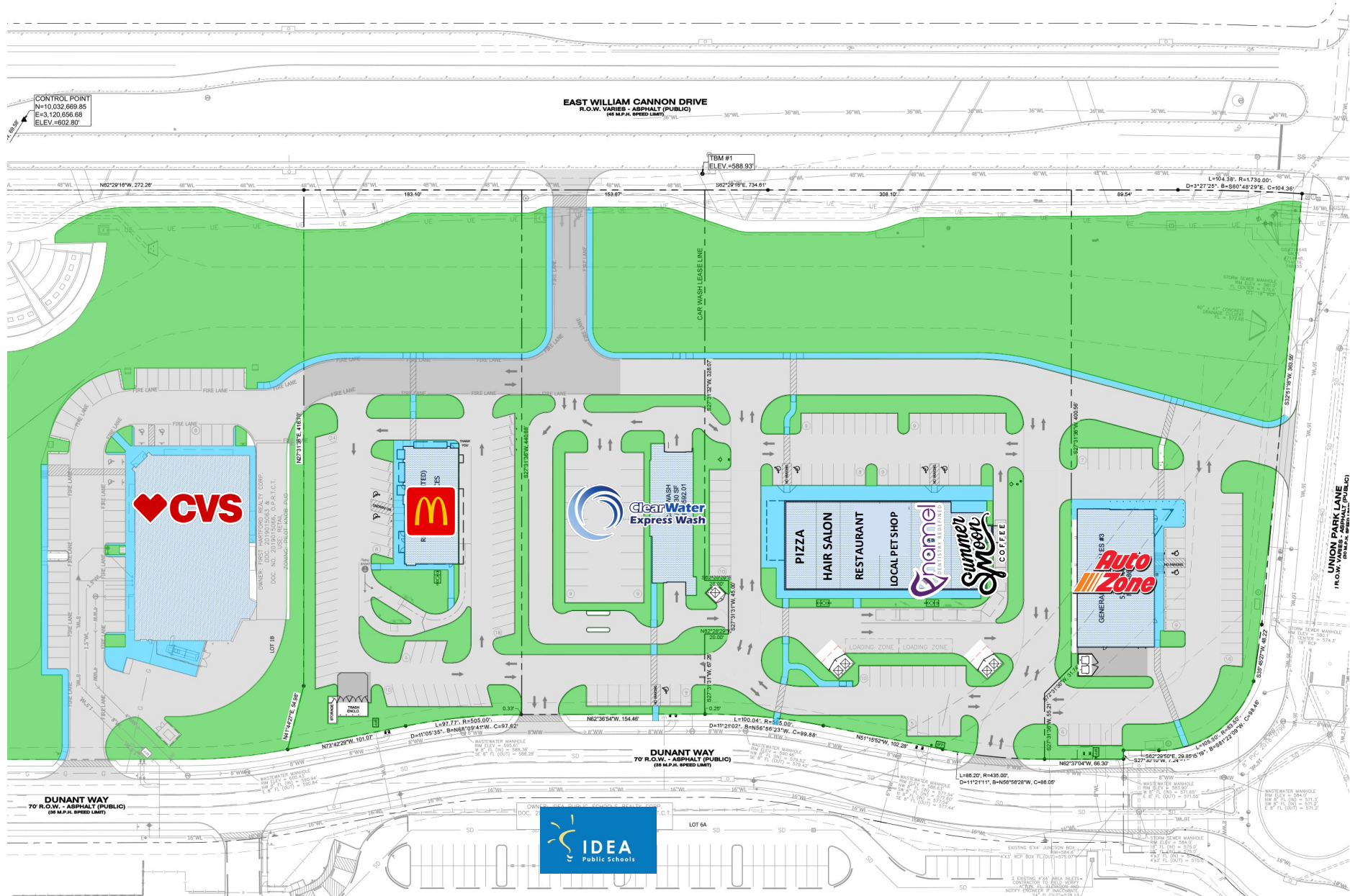
- Movies in the East: Shrek – June 4
- First Friday Food Truck: Simpson's BBQ – June 4
- Financial Wellness with Pioneer Wealth Management Group – June 8
- Camping in the Park – June 11
- June 11 - Father's Day Craft – June 11
- Juneteenth * - June 19
- East Games – June 26
- Music in the Park: TBD - July 2



Development Update

Matt McCafferty
Sr. Director of Land
Brookfield Properties Development Team











Q&A

Submitted Questions

RE: Community Life

Association Operations

I read in the Master Covenant that the Association can add neighborhood delegates to assist with the decision making if neighborhoods are completed. Seeing as some Easton Park sections are complete, does the Association plan to add delegates?

Considering the size of Easton Park, would it be possible to also have “community specific” town halls or breakout Q&As.

Can the Community Life Team share a simple project or development status update on a regular basis to keep residents in the loop? Most questions already submitted could be answered by just a little bit of ongoing communication from Easton Park about the purpose, scope, and status of projects.

What is procedure to propose a raise in dues to speed along the development of amenities?

eastonpark@dmbcommunitylife.com



Q&A

Submitted Questions

RE: Community Life

Association Operations

Can we please get a pet waste station on the Knob Hill side of the path connecting to Bryant Park?

Would we be able to add a dog wash station at The Union?

Can we get a water heavy bag to match the punching bag in the gym? It would be a perfect fit for the rack in there.

With more than 50% of Travis County adults vaccinated, can we loosen the COVID-19 restrictions at the pool and gym?

Can there please be consideration to put shade sails over the playgrounds?

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Q&A

Submitted Questions

RE: Community Life

Association Operations

What are the Association's guidelines for weeds in yards/flower beds? What is the process to report houses that do not upkeep their yards?

What are the specific Association rules for street parking? I thought the official rule was: "No street parking for longer than 30min & no overnight parking."

Are pride flags allowed to be displayed during pride month?

Does the Association require builders to control the weeds growing on their lots? How about the ones letting dumpsters fill to capacity leading to trash blowing everywhere.



Q&A

Submitted Questions

RE: Community Life

Association Operations

Are there rules against residents not keeping their driveways clean?

Are trash cans allowed to be kept on driveways near the garage? I thought they were required to be kept out of view except for trash day.

Can we please review the policy for dogs being off leash?

What recourse do residents have when a neighbor plays loud music outdoors well into the wee hours?

Are we allowed to put up free little libraries at the end of our driveways?



Q&A

Submitted Questions

RE: Community Life

Association Operations

Can we please get turf grass put in the patches of grass between the sidewalk and street in Bryant Park and Knob Hill?

Can we have recycle bins at the mail kiosks? It would solve the problem of people putting their junk mail in the dog waste disposal bins.

When are the irrigation systems checked / serviced? In Bryant Park along William Cannon, the sprinklers hit the sidewalk.

What is going on with the rust/orange-colored stains on the sidewalks in Skyline?

Can an exterminator spray the thousands of ant hills all over the neighborhoods?

In Kezar Green, in Knob Hill, would you please put in a bigger tree to replace the one that died last year?

What can we do about the construction trash that is everywhere around the community?

Whose responsibility is it to maintain fences that border streets?



Q&A

Submitted Questions

RE: Community Life

Union Park West & Union Park East

Why are the Union Park sections part of two Associations?



Q&A

Submitted Questions

RE: Community Life

Union Park West

We received several questions specific to Union Park West which is the condominium section located at the corner of Colton Bluff and McKinney Falls Parkway. These questions pertained to amenities in that section, maintenance, dog stations and lighting.

Union Park West, while part of the Easton Park Master Community, has a different developer and builder. The developer of this section partners with Associa to manage the sub-association operations.

Please reach out to Associa for answers to questions or concerns specific to Union Park West. 512.328.6100



Q&A

Submitted Questions

RE: Community Life

Union Park East

If you live in Union Park East, your contact for questions and requests is myself and Liza Salinas, Dir. of Community Operations. You can email, call or drop by The Union during regular business hours.



Christy Gross
Executive Director



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Liza Salinas
Director, Community Operations



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Q&A

Submitted Questions

RE: Development & Infrastructure

Development Questions

Are there plans to build (or at least continue) a fence between Skyline's greenbelt and the junkyard that borders it?

Are there plans for the field between Union Park West and Cottonmouth Creek?

Is there a plan to address neighborhood water drainage issues?



Q&A

Submitted Questions

RE: Development & Infrastructure

Development Questions

When will the Discovery Park builders get announced?

When will the sidewalk be finished in Bryant Park on Auburn Blaze? There are missing sections of asphalt.

Are the Kieke Park mailbox clusters going to have the pergolas like Skyline does?

What will be developed in Union Park East at the corners of William Cannon/Colton-Bluff and Solari/Colton-Bluff? Are these residential or commercial?



Q&A

Submitted Questions

RE: Development & Infrastructure

Development Questions

Can the developer address the mail issues? The post office seems to have lost many of the keys for new Kieke Park residents and it sounds like mail delivery isn't consistent in Skyline either. Someone else said the post office told them the Chrysler-Apogee box is not even active? Help!

Does Brookfield have plans to purchase more land in the area?

Can we get an update on the trail system in Skyline?

Can we get an update on the IDEA school?

When will the dog park open?



Q&A

Submitted Questions RE: Development & Infrastructure

Development Questions

When is construction on Skyline Park starting?

Can we see the proposed plans/design for the Skyline park?

Are there any plans to expand William Cannon to 4 lanes?

Are there any plans to install lights along William Cannon between McKinney falls and Colton Bluff springs?



Q&A

Submitted Questions RE: Development & Infrastructure

Development Questions, RE: Multi-family

Ariza at the intersection of Colton Bluff and William Cannon seem like rental apartments. Why are rental apartments being built in the residential/housing area? Are any other apartments in the plans?

Will the new apartments coming up at Easton be sharing the amenity center or will they have their own pool and fitness center?



Q&A

Questions From Participants

The Board will address questions submitted through the Q&A sidebar in the presentation.



THANKS FOR COMING!