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Dear Oakbrook Neighbors,

Welcome to the Oak Brook HOA Quarterly Newsletter for 4Q 2015. Your HOA board would like to wish you a Happy Holidays and Happy New Year!

In this letter we will cover the following topics:

- a. Brushy Creek Power Line Update
- b. Announcement of night security patrols
- c. Completion of phase 1 of trip repairs of sidewalks.
- d. Town Hall meeting notes
- e. Mobile app reminder

Power Line Update

One of the topics raised at the Oak Brook Town Hall meeting in November was the issue that the LCRA on behalf of Pedernales Electric Coop is investigating transmission line routes to connect the Round Rock terminal with one in Leander. One of the routes is along Brushy Creek Road. This would basically follow the Brushy Creek Regional trail with new 100+ foot transmission towers. An opportunity for the public to input to the LCRA concluded on November 9. The LCRA evaluation of the input, the potential routes is on-going. Your HOA Board Members are not in favor of the Brushy Creek Route and will support any Oak Brook home owner who wants to represent the Owners Association on this matter.

Our understanding is that the next major checkpoint next year will be the selection of a proposed route, after which legal action may be taken by the county to dispute the decision. If you are interested in learning more about this issue, there are several resources available including:

- Say NO to the Brushy Creek Transmission Towers public group on facebook
- OakBrook Neighbors facebook group
- <http://www.savebrushycreektrail.com/>
- Community Impact article at this website:
<http://communityimpact.com/2015/12/02/lcra-looks-to-build-transmission-lines-near-west-round-rock-leander/>
- LCRA: <http://www.lcra.org/energy/electric-transmission/transmission-line-routing/Pages/Leander-Round-Rock-138-kV-Transmission-Line-Project.aspx>

Security Patrols

Based on feedback in our Oak Brook Surveys, your board has elected to contract with a private security firm (Smith Protective Services) for nighttime patrols in our neighborhood. The patrols will begin in January and will randomly occur between the hours of 9PM and 6AM.

Sidewalk Trip Repairs

Phase 1 of the trip repair work was completed in October. The next repair phase will be conducted after the first of the year. A contractor has also been selected to repair some of the major sidewalk issues in Oak Brook where the damage is more extreme. We expect this work to begin in 1Q2016.

Town Hall Meeting

Our first Town Hall Meeting in years was conducted in November. You can find some notes taken during the meeting following this newsletter.

Oak Brook Mobile App

This is a reminder that our mobile app is available for both android and iOS devices. You can access the apps from your device QR codes below, or search for “**oakbrookhoa**” in your android app store, and “**oak brook hoa**” in the Apple Store.

Timely messages about Pool issues, monthly meetings, and information of interest is pushed out to our app users.



For more details on the apps, please see the announcement made on our website (<http://hoasites.goodwintx.com/Portals/109/Dear%20Oak%20Brook%20home%20owners.pdf>)

OAK BROOK TOWN HALL MEETING
Monday, November 9, 2015

The Meeting was called to order at 6:05 p.m. by President, Kevin Hutchinson
Also presiding over the meeting was Vice President, Gregory Allen, and Secretary/Treasurer – Marc Smith

Mr. Terron Evertson, Director of Roads and Bridges for Williamson County addressed the residents. He is responsible for the roads that are not in an incorporated area. His primary responsibilities are for maintaining the roads/bridges that are already in existence. The budget to maintain these roads (including Oak Brook) is 4 cents of every tax dollar received.

Topics discussed by Mr. Evertson include the following. Please note that many of these topics were raised in the RSVP survey or at the meeting and do not fall under Mr. Terrons' responsibilities. Due to our providing homeowners' questions early, he was able to do some research and come prepared with responses:

1. Brushy Creek Regional Trail Extension – This project is currently in the design stage.
2. Pearson Ranch Road extension – Start day is spring 2016. This will be a four lane section extending past the school to SH45. TXDOT will tie 620 and this section together.
3. Great Oaks and Brushy Creek intersection – This is in the design phase to build a bridge over Harry Man Road and extend Great Oaks up the hill to remove the current turns. Harry Man Road will be closed for a period of time (maybe 2 to 3 weeks) for this project. Most work will be done at night. A question as to whether a stop light is warranted was asked. It is currently not an option at this time and won't be needed with road/bridge improvement as Great Oaks would not go above Hairy Man Rd, with an access lane to get to Hairy Man drive, or Hairy Man to Great Oaks.
4. The question was ask, "What are the orange and pink tags on the trees on Harry Man Road". These are the trees tagged for the survey of Harry Man Road. They are the trees that are not set back far enough from the road for safe travel. It does not mean they will all be cut down. A timeline is just now being determined for the improvement of Harry Man Road. A 2 foot shoulder is a possibility.
5. Brushy Creek and Fern Bluff to 620 – Williamson County plans to take this section from 4 lanes to 6 lanes.
6. Residents ask about the stone material used for their streets and expressed how it is not holding up to the traffic traveling on it. Mr. Evertson stated the product in front of the residents homes will not be paid for within a 10 year cycle. The product used is deemed acceptable and doing what it was intended to do, protect the underlayment from ice/erosion damage. Oak Brook homes are in the county and do not pay city taxes, so funding comes out of the road budget discussed above. The streets in this neighborhood (Oak Brook) are in much better shape than other areas of the county. There are 500 miles of streets/roads that the county must improve. Residents also expressed concern over lose gravel entering the culverts and creeks. Mr. Evertson stated this has been checked and it is not causing a problem.

Mr. Evertson concluding his discussion at this time and stated residents can email him with any further questions. To e-mail Mr. Evertson and or thank him for his time, his e-mail is:
tevertson@wilco.org

Deputy Sheriff Mack Kriedel with the County Sheriff's office spoke. The following was discussed:

1. Incident statistics for Oak Brook were passed out to residents. The stats represented a years' worth of calls. There were 48 total incidents, not including routine calls for false alarms or citations. In comparison to other areas, Oak Brook's incidents are low and mostly finance crime and vehicle burglary. Out of the 10 vehicle burglaries for the year, most of those vehicles were not broken into, but were left unlocked. Residents should always be diligent to remove valuables from their car and keep their vehicles locked. Out of three home burglaries, only one was forced entry. Please keep your home locked.
2. Residents asked about routine patrols. The deputy who patrols this area has a very large patrol area. There is also a float deputy who goes between districts, a constable, Round Rock Police and DPS who cross jurisdictions as needed.
1. Residents asked if there is a paid deputy in this area who patrols. The HOA ended this contract about a year ago.
2. Residents can contact the Sheriff's Office at 512-943-1300 to obtain information on any crime in the area. They will tell residents as much public information as possible. Magnets with informational numbers were also given out to residents. Residents can call 512-864-8282 for non-emergency events.
3. Residents expressed concern that when calling 911, the location of their residence is not in the system, and they are transferred around to other entities. Residents should go to www.local.org to get info on 911 addressing and roads that are in which areas (county or city). When calling 911 residents should tell the operator they are in the county area and the subdivision name.
4. Residents expressed concern about people driving around the neighborhood too fast. Residents can call 512-943-1300 to ask for a traffic unit to patrol the area. A time frame of when this is happening is helpful.
5. Residents also expressed concern about large fireworks being shot off in the neighborhood, and that they are a safety hazard. Residents can call and report this to the non-emergency sheriff's office number. Fireworks are against the CCR's in Oakbrook.

Mr. Kriedel then ended his discussion.

The representative from Fern Bluff was ill and did not make our town hall.

President, Kevin Hutchinson, then gave the floor to resident, Elizabeth Klinger to discuss LCRA proposed Transmission Towers. These towers are 140' tall and take a 100' easement. Elizabeth stated these towers are proposed to go from Leander to Round Rock through the Brushy Creek Trail. Surveys about this project were due today.

A website at www.savebrushycreektrail.com has been established. The goal is to redirect the route away from Brushy Creek Trail. There have been Open Houses about this project, however, Oak Brook was not involved. They are hoping to hear back this week on an exact time frame for a decision. It will be another 12 months before the project starts.

The Stone Oak neighborhood has banded together with other neighborhoods to fight against this project. LCRA will usually take the path of least resistance. So residents should be persistent in contacting them. It is suggested residents contact the PUC and PEC. Williamson County has no

jurisdiction until a decision is made. They say their hands are tied at this point. If they (LCRA) decide to go with Brushy Creek Trail as part of the project, then the county has 45 days to take legal action.

Marc will post new info in neighborhood kiosk about next steps with the LCRA. It was suggested the board work with other neighborhood boards to stand together and make a statement of opposition.

Marc asks all residents to get the HOA smart phone app on their phones as they will enable the board and management company to send out push notifications. See instructions in quarterly newsletters for instructions on how to obtain the app. There is also a link on the Goodwin website to the phone app info.

Residents asked questions about trees hanging over sidewalks and some being choked out by mistletoe, web worms and other diseases. If you have knowledge of trees with this problem, please let Marc know so he can mention it in the newsletter.

Residents voiced concern about trees being down on the trail at Hillside and O'Connor. They are becoming eye sores and a fire hazard. Residents wanted to hear from the Fern Bluff representative, however, they could not be present.

It was noted that the HOA has a service form on the smart phone app where a picture can be taken and uploaded. Residents can also email Karen Vaughn of Goodwin Management.

Elizabeth Klinger was asked to give a detailed report of trees that are down to the board. It was noted that Facebook and Yahoo Oak Brook groups are not official ways to contact the board. Residents should go through the website or contact Karen Vaughn, our Property Manager. Residents can also come to monthly board meetings and express their concerns.

The town hall was then concluded at 7:40 p.m.