

ONION CREEK MEADOWS property owners association

P.O. Box 434

Manhaca, Texas 78652

Spring 2022

OCMPOA Annual Meeting



Sunday, May 15th, 2022

2:00-4:00 p.m.

13206 Easley Drive

We invite everyone in the neighborhood to come out for our Annual Meeting. It's a great opportunity to:

- **Find out what's happening in Onion Creek Meadows and surrounding areas**
- **Meet your neighbors and your Board Members**
- **Renew your membership or become a new member**
- **Opportunity to join a committee and get involved**
- **Give suggestions, ideas and express concerns**

OCMPOA Board Annual Meeting will be held in the backyard of the Jellison residence. Annual Meeting and a Fun Neighborhood Get-Together!

- **Bottled water provided**
- **Bring your own lawn chair or blanket**
- **No pets allowed please**

So, come on out and join us! We look forward to meeting the new neighbors and seeing the ones that have been here a while. This is truly a great neighborhood and we welcome you to help us make it even better!

See ya' there!

OCMPOA Board Members

A LETTER FROM THE PRESIDENT...

So many new neighbors!! Welcome and we're so glad you chose to live here with us in Onion Creek Meadows. Please know the Board is here if you have any questions, concerns or suggestions.

The state Department of Transportation is currently widening FM 1626 into a five-lane road west of Manchaca Road and the expansion of FM 1626 east of Manchaca Road to IH35 has begun.

The new bridge on Old San Antonio Road over Onion Creek was completed in June 2021 and what a wonderful addition to our community! The historic low water bridge was given a facelift with new guardrails and a parking area so kayaks & canoes can be launched into the creek and is a beautiful place to fish. A Grand Opening/Ribbon Cutting was held in December and Debra Tompkins and I attended as well as County Commissioner Ann Howard, City Councilman Ann Kitchens, Congressman Lloyd Doggett and several other dignitaries and residents.

The proposed Camino Real de los Tejas Historic Trail Park will be located to the East of the bridge. Many Indian artifacts have been found in this area near the Indian Mounds. There is quite a bit of history in the Manchaca/Onion Creek Area and the park will include that as well as the history of the Camino Real de los Tejas. We'll have information concerning the park at our Annual Meeting.

Many of you received Notice of Application of a Site Plan from the City of Austin concerning the proposed development Estancia West, which would be located to the south of Onion Creek Meadows off of Old San Antonio Road, directly behind residents living on Onion Creek Drive. This was part of the original Estancia Development Plan and they are now beginning the process of this project. Several members of the Board responded to the letter and signed up to be an interested party so we would be notified of any meetings and status concerning the project. I'm hoping to have a representative from Estancia to come to our Annual Meeting to discuss the project and answer questions. We will discuss what we know and will have maps and information available at the meeting.

We were able, thanks to the generosity of Cody Grady, to once again provide a dumpster for Earth Day. The dumpster was available for disposal of household trash from residents on April 22nd & 23rd.

Our Spring Meet & Greet was a fun event and we had a great turnout! Thanks to all who attended and it was so good to meet new neighbors and visit with everyone. Lorna Dean, our Activities Chair, did a fabulous job organizing the event and we had lots of really yummy desserts!! (See article below)

The Onion Creek Meadows Property Owners Association is a voluntary organization, which represents our mutual interests. Our annual general membership meeting will be Sunday, May 15th, at 2 p.m. at my home, 13206 Easley Dr. We welcome your input on issues that affect our neighborhood. Among other things, we will vote on three members of the board of directors. Karen Jellison, Board President, Jim Cullen, Board Member and Kelle Villarreal, Board Member. To vote, you must be a member and annual dues are \$40. (Memberships expire July 1, but you can renew your membership for the following year at the meeting.) If you are interested in running for one of the seats, you may contact President Karen Jellison 512-565-5621, for information on how to proceed, but basically you can show up at the meeting and put your name up for election. We also need volunteers for Activities, Newsletter, and Neighborhood Watch committees and would welcome your participation!

Thanks for your support. See you at the Annual Meeting!

Karen Jellison

President, OCMPOA

NEIGHBORHOOD CONNECTIONS

www.ocmpoa.org – NEW & IMPROVED neighborhood website with information, announcements, newsletters, and POA information

www.nextdoor.com – neighborhood specific social network. Allows us to message, talk online, get recommendations, list items for free or for sale and safety announcements including lost pets. This is for our neighborhood and for all our surrounding neighborhoods.

Find us on FaceBook by searching for Onion Creek Meadows POA

Send us an email to ocmpoa@ocmpoa.org

SPRING MEET & GREET

by Sherry Krupinski

A “meet and greet” was held for our neighborhood on a beautiful Sunday afternoon recently. Neighbors gathered in the cul-de-sac at the end of Onion Creek Meadows Dr. to visit with each other and enjoy delicious desserts provided by some talented neighborhood bakers. This was not a formal meeting and those who attended were able to spend time visiting and learning about their neighbors. We discovered common interests with others and a few names and numbers were even exchanged. Information was provided by the Board of our property owners association on the new developments going on around us, including some informative maps. In all, 27 families were represented at the gathering.

The Board of the property owners association is reorganizing the neighborhood watch and this was the official kick-off. You may have been recently visited by the block captain for your street. I know we can all be skeptical of people who knock on our doors, but the block captains are trying to make sure we all are informed and safe. We hope to be able to recognize each other and let our neighbors know of critical events that may happen in our neighborhood from time to time or provide help to each other when there are major weather events like last February’s snow storm. If you see something, say something and let your block captain know so others can be alerted. This get together and others that we hope to hold in the future are a way to know who your neighbors are, which in turn, will keep us all safe as more people move into the area and the development around us continues to raise awareness of our wonderful neighborhood.

All of those in attendance were entered for an opportunity to win one of five door prizes donated by our neighbors and the Board. The winners are shown below. Congratulations!

OCMPOA One Year Membership: Sonia & Henry Cardenas and Dewayne & Netty Hartmann

One bottle of Tito’s Vodka: Duke & Muriel Greenholz and Gabriel & Aurelia Tamayo

Cosmic Coffee Gift Card: John Hejl

We hope to have more gatherings of this sort in the future so watch for more information in your newsletter. Be sure to wave and say hello to your block captain the next time you see them distributing information in the neighborhood. Happy Spring!

OCMPOA BOARD MEMBERS 2021-2022

Karen Jellison	Board President, Neighborhood Watch Chair	512-565-5621	kpjellison@gmail.com
Lauren Homann	Board Vice President	713-304-2364	lolobrumley@gmail.com
Debra Tompkins	Board Treasurer, Membership, Welcome, Chair Nomination	512-282-2380	DLTompkins4@gmail.com
Jim Cullen	Board Member	512-447-8201	jcullen@austin.rr.com
Christy Hill Grady	Board Member, Newsletter	325-330-2071	Justchill213@gmail.com
Kelle Villarreal	Board Member Christmas Lighting Contest	512-745-3310	Karatekelle13@gmail.com
Christopher Mitchell	Board Restriction Chair	512-638-0988	chris@znth.co
Lorna Dean	Board Activities Chair	915-204-3326	Lornadean55@gmail.com
Jamie Beard	Board Secretary	409-382-3585	Jclark1212@live.com

Do you know what your dues pay for?

- Enforcing deed restrictions
- Printing & mailing the neighborhood newsletter
- Providing food & refreshment for neighborhood gatherings
- Awarding winners for the annual Holiday Lighting Contest
- Renting a roll-off container for a neighborhood clean-up
- Printing signage to alert residents to meetings
- Producing neighborhood signs to subdivision entrance

ANNUAL MEMBERSHIP FORM
(July 1, 2022 through June 30, 2023)

NAME(s) _____

ADDRESS _____

HOME PHONE _____ CELL PHONE(s) _____

EMAIL(s): _____

PROPERTY OWNER MEMBERSHIP - # OF LOTS* _____ x \$40.00 = \$ _____

*Multiple lot owners may choose to pay (1) the minimum \$40 dues for a single lot and one membership vote or (2) \$40 for each additional lot which also entitles you to an additional vote for each additional lot.

RENTAL PROPERTY? – I am renting this home but would still like to donate \$20.00 towards supporting the Onion Creek Meadows Property Owners Association and participate in neighborhood events including receiving the quarterly newsletter. \$ _____

NEW TO THE NEIGHBORHOOD? – I’ve never been a member of OCMPOA and would like to receive the complimentary first year membership **FREE!** (Even if you’ve been here for a while, please select this option if you’ve never officially been “Welcomed” to the neighborhood.)

DONATION FOR NEIGHBORHOOD SIGN—I’d like to make a donation towards a neighborhood sign to be installed at Turley and Old San Antonio Road. \$ _____

Please return this completed form along with your check payable to
“Onion Creek Meadows POA” and mail to:

Onion Creek Meadows POA
PO Box 434
Manchaca TX 78652

Visit us online at: WWW.OCMPOA.ORG

You can now pay via PAYPAL (for a small fee) to ocmpoa@ocmpoa.org.

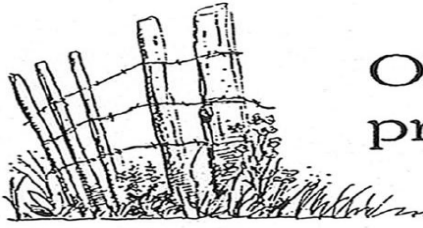
Please be sure to list your address in the description.

Total online payment will be \$41.46

THANK YOU!

THANK YOU FOR JOINING THE NEIGHBORHOOD ASSOCIATION!

Membership questions? Call Debra Tompkins at 512-282-2380



ONION CREEK MEADOWS property owners association

P.O. Box 434

Manhaca, Texas 78652

MEMBERSHIP UPDATE

Hey Neighbors!

Thank you to EVERYONE who has joined or renewed your dues in OCMPOA. **We currently have 82 members.**

We have 247 lots in our subdivision so we **still need another 42 members** to be over 50% membership. With all the development going on around us, if we are called upon to advocate for our neighborhood, it would be good if we had a majority of our property owners as members.

So please consider joining us TODAY! Just complete and mail the enclosed membership form. If you have any questions, please call or email me.

Debra Tompkins
Membership Chair
512-282-2380
DLTompkins4@gmail.com

ps – Does your newsletter label say CURRENT RESIDENT? If so, please complete and return the enclosed membership form and you will receive a COMPLIMENTARY one year membership! Or you can call or email me with your contact information. THANK YOU!