

**Cassie Property Owners Association, Inc.**  
**P. O. Box 34**  
**Buchanan Dam, TX 78609**  
**[www.cassiepoa.org](http://www.cassiepoa.org)**

**May 19, 2022 Regular Board Meeting**

Board Members Attending: Kenna Bolan, Shelley Holiday, Toby Pimlott, Patty Lee, Julia Harris, Bill Robertson, Hauke Roeschmann

Board Members Absent: Patty Morrow, Donna Herwig

Also Attending: Whitney Flores, Treasurer

A quorum was present.

Homeowners Present: Joe Harris, John Call

Meeting called to order at 6:30 pm

Minutes from April, 2022 were approved.

Treasurer's Report: As of May 19, 2022 there is a balance of \$38,733.51. There are 215 paid members for the year 2021/22 and 1 paid member for the year 2022/23. Report accepted.

A motion was made to reimburse Kenna \$6.80 for the cost of sending a letter to the homeowner at 104 Bronco re: roosters on the property. The motion was seconded and approved.

**Unfinished Business:**

1. Homeowner at 4300 FM 690 update – Tabled until July Meeting
2. Operational Budget and Reserve Budget and Financial Plan – A document prepared by Whitney was passed around and discussion was held on the Operating Budget. Whitney will plug in more exact numbers then go into depth for the 2022/23 budget.  
Hauke suggested sharing a plan based on last year's operating budget at the annual meeting.  
Bill suggested using a short message re: a reserve fund and uses for it.  
Whitney said improving budget projections will save time and suggested presenting that to homeowners at the annual meeting.  
Hauke suggested transparency so members can understand more about the realities of the budget. Discussion was held on addressing legal fees in the budget. Bill volunteered to speak to those issues and will present budget approved expenses.
3. Cassie Road Repairs Update – Whitney said the road repair crew ran out of materials for entrance 4 and will finish up next week on Tuesday or Wednesday. Discussion was held on getting bids for the repairs on Lasso Lane to illustrate the realities of how much it would cost for more major repairs in other areas.
4. Newsletter Mailing – Whitney will pick up letters tomorrow, they will stuff envelopes on Saturday, then mail on 5-23.

**New Business:**

1. Dead Willow Tree at Access 1 – Hauke suggested seeking volunteers to cut it down. Julia will check with a neighbor and let us know by email.
2. "Foot Traffic Only" Sign Constantly Being Removed at Access 1 – Discussion was held on where to place the sign in concrete. Shelley motioned to revisit discussion after tree removal is complete; it was seconded and approved.  
A suggestion was made to bring up driving on the beach at the annual meeting.

3. Request for Addition at 500 S Chaparral – the Architectural Review Committee denied the request due to encroachment of the utility easement. Plans were passed around; Kenna showed the plans for the new build that will not encroach. Hauke said that we should not approve building a screened porch on top of the encroachment, a pre-existing rock wall.  
Discussion was held on holding off on approval until the encroachment issue is resolved. Kenna motioned to approve the addition pending a request for a variance for the rock wall; it was seconded and approved. Kenna will research and let the board know.
4. Request for Leveling and Filling in Hole at 234 S Chaparral – After discussion, it was decided that we cannot approve the request due to LCRA rules already in place.
5. Annual Meeting Update for New Board Members – Information was given regarding last year's minutes, the treasurer's report, road repairs, and no-wake buoys. Discussion was held on the nomination and election of 3 director positions.
6. GoDaddy report – There were 352 hits on the website.
7. Pole at Boat Ramp – Patty Lee reported that the pole had been hit again and proposed setting the pole in concrete. Discussion was held on costs; Bill motioned to approve up to \$200.00 to fix the problem, it was seconded and approved. Repair will be made when the weather turns cooler.

Meeting Adjourned at 8:20pm

Shelley Holiday, Secretary