

**Cassie Property Owners Association
PO Box 34**

Buchanan Dam, TX 78609

Annual Meeting June 21, 2025

Officers: Rick Hoelscher, President, Glenn Patterson, Vice President, Donna Herwig, Secretary

Directors: Hauke Roeschmann, Patty Lee, Toby Pimlott, Susan Surko, Greg Maxim, Donna Kiley

Treasurer: Whitney Flores

Meeting called to order 10:05 AM

Introduction of the Board Members and introduction of homeowner's present.

Motion was made by Glenn to approve May 15, 2025, meeting minutes. The motion was seconded and approved by all.

Annual Treasurer's Report:

As of June 15, 2024, there was a balance of \$43,346.24.

We reported annual expenses of \$32,773.44. This amount includes:

- a. Administrative expenses of \$1,661.04. This includes payments for the PO Box, newsletter printing and mailing, and board meeting expenses.
- b. Operating expenses of \$5,267.70. This includes water access/road entrance maintenance and tree trimming over the roads.
- c. Fixed charges of \$2,454.70. This includes general liability insurance and property taxes.
- d. Special project expenses of \$23,390. This includes a survey of some of the Cassie owned properties and significant road repair maintenance of Lariat Lane and Apache.

As of June 20, 2025, there is a balance of \$41,522.80.

All bank statements are reconciled monthly.

The 2025/26 budget will be established at the July, 17, 2025 POA meeting. Property owners were encouraged to come, as always and let us hear from them. Rick explained how we are doing our best to be very responsible with our budget for our community.

Discussion on Deed Restrictions to answer a question from a property owner about POA property and common land usage. You must be a paid POA member to use the POA common properties. There are signs at every access point.

The main reason for updating the deed restrictions with legal counsel is that there are several different sets of deed restrictions within Cassie depending on which section and block you live in. Some of these restrictions go back many years. Deed restrictions are tied to properties. The goal of this board is to hear from our property owners and put together ideas for one set of deed restrictions for all properties within Cassie. Then get with our attorney and ask his advice on how to proceed. Ask him to give us a list of options and choose the one that works the best. This may take months. We may need to have more listening sessions next year after we have the options. Keep in mind deed restrictions are necessary to maintain, increase and enhance the value of properties respectfully. Once an option is chosen it will take a majority vote by property owners to put in place.

The next POA Listening sessions are Saturday, June 28, 2025, from 10:AM to 12: PM and September 20, 2025, from 10: AM to 12: PM. Please come and share your ideas.

Question about what to do about vehicles on the beaches running over people's pipes, tearing up the beach with their vehicles etc. We have Cassie rules and regulations which are clear about vehicles on the beach. This is an ongoing problem with people who may not even live here, which needs more discussion. We aren't able to have private security. We do have cardboard tags which can be given to paid POA members to put in their vehicle. This does require more conversation.

Road paving: Several areas had potholes filled and shoulder work done. Two roads have been paved and there are more roads in need. However, we need to have the budget to enable us to go forward. If all property owners paid their dues, we would be able to do more. We are not able to have the county take the Cassie private roads because it requires 25ft easements on both sides from the center of the road which would take property from the owners.

Discussion about large power transmission lines to be brought to areas of Burnet County. This coming Tuesday, June 24 Burnet County Commissioners' Court will discuss the issue.

Board member elections:

Seat 1 is being vacated by Toby Pimlott with 2 years left on her term. There were Nominations of Don Dillard and Kevin Payne for Seat 1. Paper ballots were issued, and Don Dillard was elected for Seat 1 by a vote of 15 to 4. Don Dillard will now serve out the two years of this Board Position.

The term for Seat 4 filled presently by Greg Maxim is expiring. Greg volunteered to continue as the Board Member for Seat 4 and there were no other nominations. Greg Maxim will serve for three more years.

The term for Seat 5 held by Susan Surko is expiring and Kevin Payne was nominated to fill this vacant seat. With no other nominations, Kevin Payne will fill Seat 5 on the Board for three years.

The term for Seat 6 filled by Rick Hoelscher is expiring. Rick Hoelscher volunteered to continue as a Board Member for Seat 6 and there were no other nominations. Rick Hoelscher will serve for three more years.

Seat 7 is being vacated by Patty Lee with one year left on her term. Katherine Frankum was nominated to fill the seat. There were no other nominations. Katherine will now serve out the one year of this Board Position.

Thank you all for coming.

Meeting Adjourned 11:35