

**SPECIAL BOARD MEETING TO APPROVE LANDSCAPE ASSESSMENT
AGENDA**

The Peninsula on Lake Austin Common Area Council of Owners

April 30, 2025

4:00 PM., 2305B Westlake Dr., Austin, TX

A. Call to Order - 4:10 p.m. David Jones

B. Establishment of Quorum

Board: David Jones, Mike Lehrter, Everett Carmody

Owners: Units 1 (Moore), 3 (Breach) 4 (Telch), 5 (Carmody), 6 (Christopherson), 8 (JJones), 10 (Ellison), 11 (Pender), 12 (DJones), 13 (Williams), 14 (Lehrter)

CAM: Jack Baker, Stacy Knispel

Proxies: Youngblood (unit 2) Hartley (unit 9), Berger (unit 7)

C. Proof of Notice of Meeting - CAM email of April 2, 2025

D. Old Business

- a. Landscape renovation and renderings (see previous from Agave)
- b. Owner Discussion - Juli Carmody led the discussion and answered questions from owners.

E. New Business

- a. Assessment (see attached budget) – Board agreed to reduce overall unit payment by \$50,000 which is D&O deductible being held in reserve
- b. Owner Discussion – discussion focused on stages of construction and timeline. The decision on whether the red oak on peninsula can be removed will be made by the City of Austin. Permit review will be requested. Fiduciary review will be completed by the Board.
- c. Assessment Vote – passed
For -11, Against - 3

F. Adjournment – motion by Everett Carmody; seconded by Mike Lehrter; 5:00 p.m.