

# WALDEN'S TOWN HOUSE ASSOCIATION

## BOARD OF TRUSTEE MEETING AGENDA

TUESDAY, APRIL 21, 2026, at 5:00 PM

Lone Star Community Center, 2500 Lone Star Parkway, Montgomery, Texas 77356  
Call In Option: <https://app.zoom.us/jc/85238616147> Meeting ID: 852 3861 6147 Passcode: 375311

- I. Call Open Session Meeting to Order and Establish Quorum
- II. Approval of Previous Board Meeting Minutes 1/27/2026
- III. Treasurers Report: Financial Review
  - a. March 2026 Financial Reports
  - b. Current Cash Balances as of 4/14/2026

Operating Account Ending *6731:	\$34,530.50
<u>Money Market Account Ending *0905:</u>	<u>\$58,380.36</u>
Total Cash:	\$92,910.86

Walden CIA Payments

*Last Walden CIA Payment 04/06/26: \$9,809.64*

- IV. Old Business
  - a. Legal Report
  - b. Street Repair Phase 2 (items 5-7, \$19,754.00)
- V. New Business
  - a. Ratifications
  - b. Sprinkler System
  - c. Rental Committee
  - d. Landscaping
    - Common Area Flowerbed Turfed
    - Trees Common Area Update
    - Sick Sycamore
    - Dead Pine
    - Spring Tree Trimming
- VI. 2026 Board of Trustee Meeting Schedule  
Quarterly, 3<sup>rd</sup> Tuesday at 5p, Lone Star Community Center  
Jan 27<sup>th</sup>      Apr 21<sup>st</sup>      Aug 25<sup>th</sup>      Oct 20<sup>th</sup>
- VII. Homeowner Open Forum: Owner Comments (Maximum of 2 minutes/Single Topic)
- VIII. Adjournment of the Open Session (No Executive Session)