

ORIGINAL

**LMSOA Board of Directors
LMSOA March Monthly Minutes 2025**

Date: 3/11/2025

Time: 6:30pm

Location: 7100 Whartons Dock Rd., Bandera, TX 78003

APPROVED

BY: Board DATE: 4/8

SCANNED

BY: EM DATE: 7/30

Call to Order:

- Roll Call
- Guests Attending & Sign-In Sheet
- Pledge of Allegiance and Prayer

Minutes & Agenda: Secretary, Erin Massey (5 min):

- Approve this Agenda
 - Motion to approve conditionally for the meeting and Secretary will circulate an e-copy with the add Project Manager Reports, Sheriff to Closed Session at 7:15pm was made and passed unanimously.
- Approve Minutes from February 2025 Monthly

Treasurer Report: Treasurer (5 min):

- Treasurer's Report for February 2025 - Motion made and discussion. Noted a small typo in the Report. New motion made to conditionally pass the report pending the correction and circulate for final Board review by email was made and passed unanimously.
- Project Manager Report Feb includes Road update - Maggie read the PM report.
 - Target opening for the Pool is Easter Weekend, no promises.
 - New cardboard process is coming soon! Cardboard must be clean, flat and dry.
 - April 12th is the next Big Dump Day. Considering going from 3 down to 2 dumpsters.
 - Main building will be finished painting by summer.
- Consider a sign for redirecting donations to the Church.
- Road Update
 - Paladin done
 - Road grader fixed
 - Northeast 75% done

Old Business: (20 min)

- Towing Policy and Signage (Lyn) - In progress and need to review the cost. Will get with the County on signage.
- Pavilion Floor painting (Kenny) - Kenny to follow up later in the month. Have volunteers to paint and one mini-split donation. Paint will be donated.
- Bathroom Floor painting (Les) - Work in progress. Trying as fast/best by summer.

Adjournment to Closed Session

- 7:00pm-7:15pm: Members' request to discuss Signage, entryway beautification, and ACC
 - Members introduced themselves and requested to join.
- Sheriff to Closed Session at 7:15pm - Met the new Sheriff and got to know him and asked some questions. Board will work to schedule a meet and greet with the community and the Pavilion w/ County Officials. It will be a separate meeting for LMSOA and anyone in the area. (Lyn)
- 7:20pm Board Discussion on the items below: Did not get to this; tabled for next meeting.
 - Deed Restrictions legal action update
 - Liens for past due assessments and next steps
 - Review Board Member projects
- Management Company discussion.

For more information on LMSOA, please go to our website at www.lmsogatx.com NOTE: Open Board discussion is a crucial part of Board Meetings. Board discussion does not equal a Board decision. Board motions reflect decisions made and may be modified by subsequent Board motions if necessary.

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Adjournment Out of Closed Session

- Summarize discussion generally.

New Business: (20 min)

- Spending Freeze on all non-essential items - motion made and passed unanimously
- Add planning for notifying members of Board openings for election in August.
- Dues Increase Planning and notice for potential vote for August.
- Signage: Street Signs, CCRs, Towing - covered above.

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Icebox placeholder:

- Placeholder to move items from Old Business that have been tabled for a later date.

Adjournment of Meeting

Copies available for attendees: Unapproved Minutes; Unapproved Agenda; Unapproved TR