

**PEBBLE BEACH PROPERTY OWNER'S OF MEDINA LAKE ASSOCIATION  
NOTICE OF A BOARD OF DIRECTORS' SPECIAL CALLED MEETING**

**on Tuesday, January 6, 2026 at 6 p.m.**

**Location to Attend In-person: Main Park PB1 Office (Shed), 100 Park Drive, Lakehills, TX., 78063**

**(While the Board is in Executive Session, Owners/Members will be asked to step out of the office.)**

**PURPOSE OF THIS MEETING: AN EXECUTIVE SESSION FOR THE BOARD OF DIRECTORS TO  
DISCUSS APPROPRIATE MATTERS/ISSUES RELATED TO THE TOPICS SHOWN BELOW.**

**Call Meeting to Order promptly at 6 pm** (Members & invited guests are welcome)

**Roll call of Directors**

**Approve agenda for January 6, 2026**

**Discuss & approve meeting minutes for –**

October 9, 2025 – Regular (rescheduled) BOD Meeting

November 6, 2025 – Regular (rescheduled) BOD Meeting

**Adjourn for the Executive Session for Board Members to Consider:**

(The Board and others invited will remain in the office; Owners/Members asked to step outside.)

Legal matters & related issues

Annual Member Meeting issues & follow-up

Association officers and committee matters

Banking, financial controls, finances and budget

Governing documents & compliance

Common areas – projects, security & camera issues

Contracts, proposals & related issues

Property owner issues & meeting with owners if any

Governing documents & compliance

Technology, software, website & controls

**Reconvene after Executive Session**

(Owners/Members & invited guests are welcome)

Indicate that no actions were taken during the executive session.

Any motions to be made or authorization for actions related to executive session matters.

**Open forum for PBPOA owners to be heard**

No comments about individuals or private property matters, please do not interrupt a speaker

**Adjourn the Special Meeting**