

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