

PADRE ISLES PROPERTY OWNER'S ASSOCIATION, INC.
REGULAR MONTHLY
BOARD OF DIRECTORS MEETING

Tuesday – July 22, 2025 5:30 PM

New Location:

**Island Presbyterian Church (IPC) – Annex
14030 Fortuna Bay Drive
Corpus Christi, TX 78418**

Attend in person or login via Zoom

Browser: zoom.us
Personal Meeting ID: 439 451 0087
Participant Passcode: xqxKy6

Or, copy and paste into your browser for immediate access:

<https://zoom.us/j/4394510087?pwd=Lm0yKMYxcWsFdYhzjuiWaFbLo6a00N.1>

NOTICE OF MEETING AND AGENDA – Subject to Update during the notification period

Members of the audience will be provided with a 3-minute window at the end of the meeting to address the Board with specific, agenda-related questions or comments. **The board can no longer accept impromptu comments from those in attendance during the regularly scheduled board meeting.** Additionally, any questions or comments intended to badger, bully, or otherwise intimidate the board will not be allowed to continue. At your option, you may submit agenda-related questions in advance via email to: exdir@pipoa.net. Zoom participants may use the chat function to ask a question. Please sign in prior to the meeting with your name, physical address, email address, and the subject to be addressed. Zoom chat questions will be addressed time and content permitting. If there are discussions that need to be addressed in an executive session, the board will conduct that session as required and provide a summary of any decisions voted on by the board.

1. Call to Order
2. Pledge of Allegiance
3. President's Comments:
4. Special Topics (if any):
5. Receive Conflict of Interest Statements (if any)

6. Board Officer Election and appointment decision

7. Presentations (5-Minutes each):

- a. Paddle for Parkinson's 2025 – Mona Singleterry
- b. ACC Presentation – Mark Dragoo (ACC Chairperson) Presentation
- c. Bulkhead Activity Report – (Bulkhead Project Office) Activity Report

8. EXECUTIVE DIRECTOR'S REPORT:

a. Major Infrastructure Projects Beyond Bulkheads

- Billish Park Agreement Update
 - Well system installation – in process
 - Irrigation system repairs and connection to the well system
 - City equipment assessment “Should Cost” still in work
 - Update to our city reimbursement based on 7-day mowing cycle
 - Park event fees to the POA will be included in the new agreement

b. Business Transparency – Current Activities

- Next Election Pre-Planning Activities In-Work – Sample Ballot to be posted on our website
- Website activities calendar attached to ManageCASA Calendar
- Billish Park Damage Police Report Status unavailable to us because of the accused being juveniles – Official Response from CCPD OpenRecords

c. CAM fee late charges, payment plans, liens, foreclosures, and cash flow – See MC Dashboard + Noelle Brief

d. Property Audit In-Process - Noelle

9. TREASURER'S REPORT:

10. OLD BUSINESS - Previous Meeting Residual Tasks (with possible motions):

a.

b.

11. NEW BUSINESS (with motions):

a. POA Canal Committee activities and top priorities

Memo For Record: The board voted affirmatively by email to fund a hydrology study (for approximately \$50K) to determine the best location to install a floodgate to protect our communities during future weather or tidal events. This was the study, previously proposed by the City, that was disapproved by the ISAC committee for TIRZ funding.

b. TBD

c. Set next meeting date: 26 August 2025 5:30 PM

12. MEMBERS' COMMENTS (3 minutes, per member)

13. Optional Executive Session

ADJOURN