



# Padre Isles Property Owner's Association, Inc.

Board of Directors Meeting  
Tuesday, July 22, 2025 – 5:30 PM

# Public Comment Policy

- 3-minute limit for agenda-related comments at end of meeting – Sign In Sheet
- Please No impromptu or disruptive comments
- Executive session summaries will be shared if votes occur
- POA Communications Protocol for Public Service Announcements
  - ManageCASA Message Board
  - Website
  - PIPOA Facebook Link

# Opening

- Call to Order
- Pledge of Allegiance
- President's Comments
- Conflict of Interest Statements (if any)
- Minutes Approval
- Board Position Appointment

# Presentations

- Presentations (5 minutes each):
  - Paddle for Parkinson's – Mona Singleterry
  - ACC – Mark Dragoo (Chairperson)
  - Bulkhead Report – Project Office
  - Compliance Report

# ACC Activity for July

- 9 Approvals to Date
  - 3 New Home
  - 3 Pools
  - 1 Deck/Dock
  - 2 Boat Lifts

# Bulkhead Report -The Big Picture





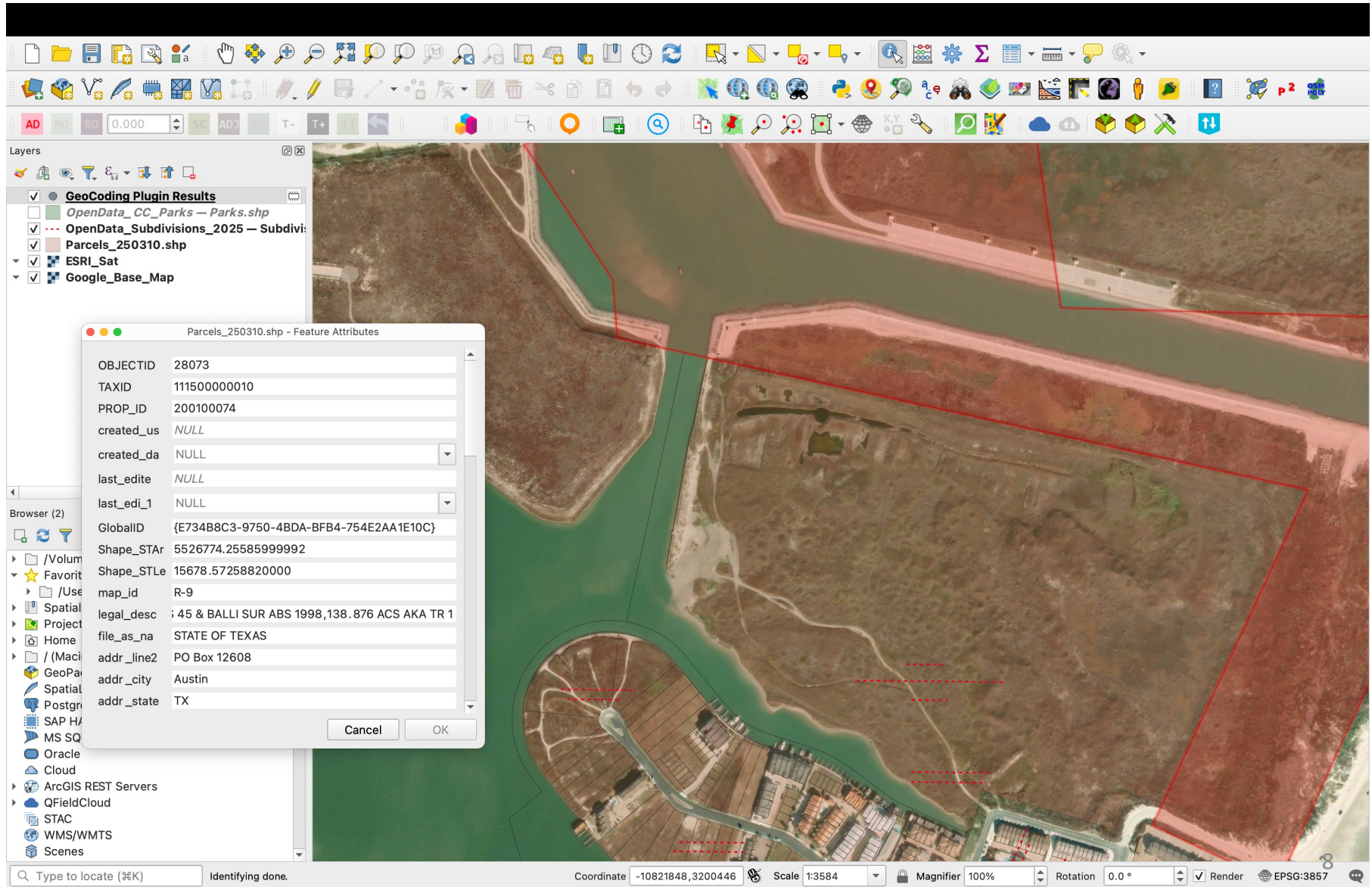
# Hot Zone Repairs



Note: Simultaneous Cap Repairs in work = 8 and Washout Repairs in work = 3

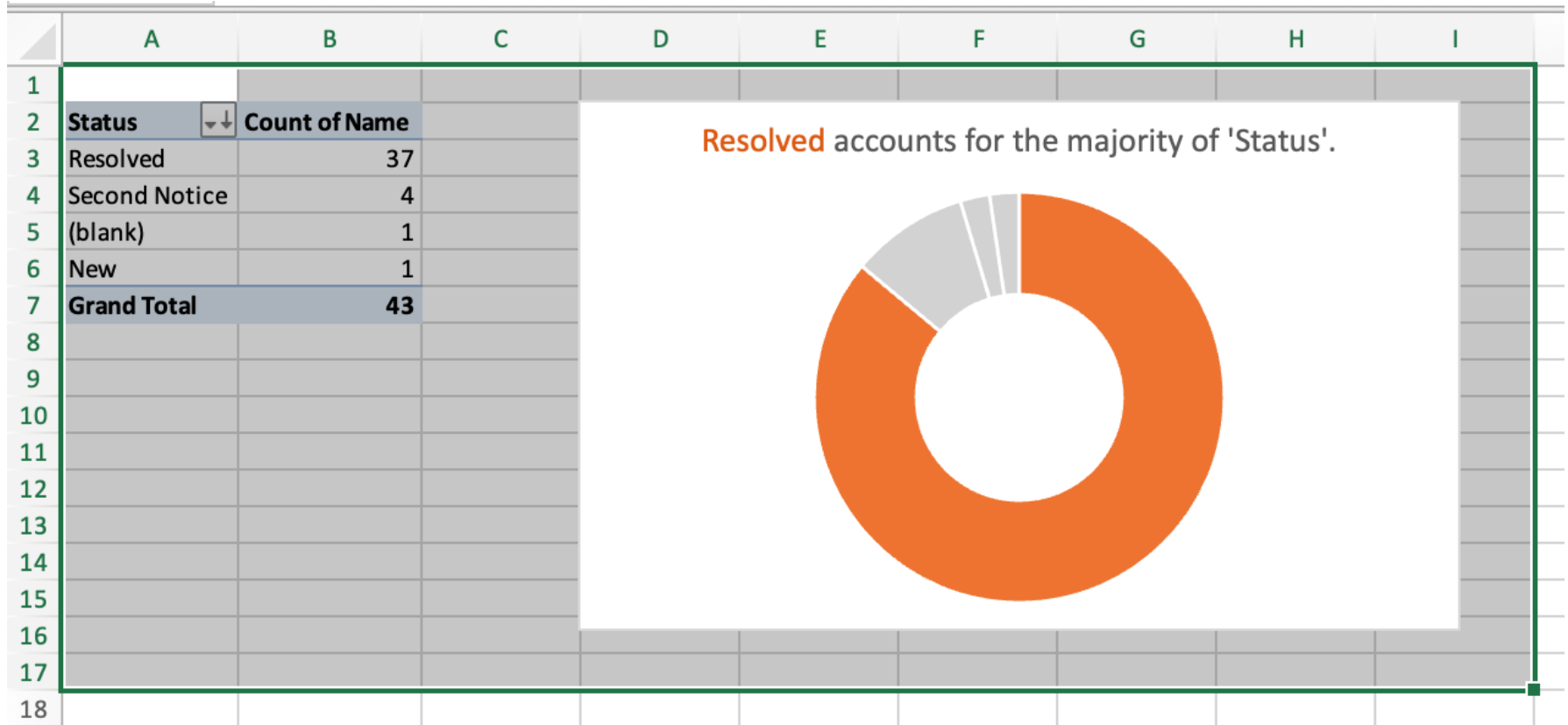
# On Flood Gates to Protect Our Community

## - The Need for the Study -





# Compliance Report - June



Data Source: ManageCASA Violations Report

# Executive Director's Report

- Infrastructure Projects beyond Bulkheads:
  - 2017 Billish Park Agreement - Posted on our Website
    - The City Considers the 2017 Agreement valid
    - \$392,000 may still be due to the POA - Investigation in Process
  - [Padre Island's Billish Park agreement back under review | Watch](#)
  - Well irrigation system upgrade - Part of the Agreement
    - Once operational - Reengage with the City to close the 2017 deal
  - Equipment repair & mowing reimbursement to include 2025 Cost of Money
  - Park event fees to the POA update

# Executive Director's Report continued

- Business Transparency:
  - Election planning
    - Ballot and proxy forms to be located on website
    - Links to voting webpage with candidate information, instructions
    - Longer online polling period
    - QR codes for quicker access to ManageCASA eVoting or registration
    - “Batch” delivered paper ballots will require verifiable property owner signature on ballot and matching proxy

# Executive Director's Report continued

- Business Transparency:
  - Billish Park Vandalism
    - Police report filed
    - Networked security cameras added to critical areas
  - Financials - Noelle
    - Cash flow
      - CAM fees - Percent Complete
      - Liens
      - Collections threshold lowered
    - Ongoing Property Audit Status



# Reports & Business

- Treasurer's Report – “How Goes It” Summary
- Old Business (TBD)
- New Business:
  - Canal Committee Activities: Upcoming Floodgate Study
  - 3<sup>rd</sup> Meeting with City on the Earthen Dam 7 Aug 1400
  - TBD
  - Set Next Meeting: August 26, 2025

# Closeout

- Members' Comments (3 minutes each)
- Optional Executive Session
- Adjourn