

WATERWOOD IMPROVEMENT ASSOCIATION, INC.
MONTHLY MEETING
March 16, 2026

CALL TO ORDER

President Rod Kirschner called the meeting to order at 9:00 a.m. on Monday, March 16, 2026, at the WIA Office. Rod Kirschner served as the meeting's Chairman. Directors present included: Louis Pabor, Derek Gill, Jamie Groskopf, Rod Kirschner, Rob Davis, Sam Butler, Phyllis Lavallais, Greg Gusman, and Melanie Cook. Others present were Executive Director Lisa Hayman, Melissa Gill, Ed Kile, Sue Kile, James Schwebach, Raymond Ramirez, Carole Magee, Mike Ross, Kathy Samperi, Mark Wincent, Bruce Perea, Mary Anne Oller, David Beving, Pat Zappa, Kris Eastham, and Michael Logue.

Kris Eastham, County Liaison Officer for the San Jacinto, Texas, Division of Emergency Management, spoke about the World Cup being hosted in nearby Houston from an emergency management perspective. He also discussed the 200th-anniversary 4th of July celebration in many areas of San Jacinto County.

MINUTES PRIOR MEETINGS

President Kirschner made a motion to approve the February 16, 2026, meeting minutes. The motion was seconded by Director Gill, and the motion carried 9-0.

Comments from Property Owners

- None

Property Owner Document Request

- None

EXECUTIVE DIRECTOR

- None

ARCHITECTURAL REVIEW COMMITTEE

- None

MAINTENANCE

- None

President's Report

- None

STRATEGIC PLANNING

- None

DEED ENFORCEMENT

- None

COLLECTIONS

- None

AUDIT/FINANCIAL

- None

EXECUTIVE SESSION

Director Davis made a motion to adjourn to executive session at 9:05 am. The motion was seconded by Director Pabor, and the motion carried 9-0. Legal matters were discussed at length. After multiple disagreements and lengthy discussions, 5 of the 9 Directors of the WIA Board of Directors left the meeting without adjourning the executive session or adjourning the March 16, 2026, WIA Board meeting at 10:35 am.

BYLAWS AND COVENANTS

- None

COMMUNITY COMMUNICATIONS

- None

COMMUNITY SOCIAL EVENTS

- None

LIASON TO WATERWOOD WOMEN'S LEAGUE

- None

LIASON TO CITY AND STATE

- None

ESD 2

- None

LIAISON TO MUD

- None

LIAISON TO WNGRA

- None

SECURITY

- None

Elections & Nominations

- None

UNFINISHED BUSINESS

- Multipurpose-Building
- Fireworks
- Books & Records
- Security
- Code of Conduct
- New York Lein Holder
- January 19, 2026, Meeting Minutes
- Private Property

Property owners' requests to speak with the WIA Board: Kathy Samperi & Pat Zappa (from the February 16, 2026, meeting), and (from the March 16, 2026, meeting), James Schwebach, and Shelly Schwebach.

NEW BUSINESS

- None

The meeting was not adjourned in accordance with Robert's Rules of Order.

<u>04/20/26</u>	Date
<u>[Signature]</u>	President Vice
<u>[Signature]</u>	Secretary

Copies of approved and signed minutes are available at the WIA office (Preliminary Minutes – Until approved at the April 20, 2026, WIA Board Meeting)