

Coldspring Terrace Property Owners Improvement Association, Inc.

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Board Meeting Minutes September 14, 2025 | 3:00 p.m. | Pavillion Office

APPEARANCE: Gene Lewis (President), Sid Smith (Vice President), and Aki Morita (Treasurer)

- The meeting was called to order at 2:55 p.m. by Gene Lewis, President.
- The Board Minutes from the August 10, 2025 meeting were approved and signed by the Board.
- Treasurer Aki Morita presented the financial report for the period of July 31 to August 29, 2025, noting a beginning balance of \$24,877.83 and an ending balance of \$29,660.81.
- One ACC request was approved by the Board.
- Game Warden Michelle Brown shared information about local wildlife and emphasized our community's responsibility in protecting it. She also explained that, according to Texas law, bow hunting season is currently open. Property owners with a valid hunting license and tags may harvest deer on their own property using a bow. However, if a wounded deer crosses onto another person's property, hunters must obtain permission before entering to retrieve it. Please refer to the Texas Parks and Wildlife website for more detailed regulations and updates. <https://tpwd.texas.gov/huntwild/hunt/>.
- The Board briefly discussed the need for new mailboxes, noting the recent construction of new homes in the community. As mail service demand grows, it is the responsibility of the Coldspring Terrace Association to provide and maintain mailboxes for residents.
- Commissioner Luke Sweeney from San Jacinto County Precinct 1 provided an update regarding the road project. The road has already been surveyed, and the next step is receiving the results of the environmental study. Once the study is approved, it will allow for the release of funding needed for possible land acquisition and the start of engineering work.
- There was a review of recent incidents by the Board involving unauthorized entry onto privately owned lots within the community. Residents are reminded that trespassing is not only a violation of property rights but can also lead to legal consequences. Everyone is encouraged to respect private property boundaries to maintain a safe and respectful neighborhood environment.
- Adjourned to the Executive Board Meeting at 3:47 p.m.
- Reconvened to Open Session at 4:04 p.m.
- Adjourned at 4:05 p.m.

Gene Lewis – **PRESIDENT**

Sid Smith – **VICE PRESIDENT**

Aki Morita – **TREASURER**

David Muecke – **TRUSTEE**

