

Woods Edge Estates Section

One

Annual meeting, January 29,

2025

Minutes of Meeting

The annual meeting of the Woods Edge Section One Neighborhood Committee was held on January 29, 2025, 6:00 pm, at Las Mananitas Restaurant at 99 and Mason Rd. A quorum was reached with 60.03 acres represented in person and by proxy (out of 179.1101 total acres), or 37.2% of the total acreage (10% is needed for quorum).

Director Jeff Haley opened the meeting as President Aaron Ellisor was unable to attend due to illness and introduced the 2024 board members and officers:

- President: Aaron Ellisor (outgoing 2025, up for re-election)
- Vice President: Douglas MacDonnell
- Director: Jeff Haley
- Treasurer: Patrick Hearn
- Secretary: Josiane Ginestra

Director Haley then asked for a moment of silence in respect for members of our Armed Forces and family and friends who passed away during 2024.

There were no new neighbors in 2024.

Treasurer's report

Patrick Hearn discussed the yearly financial statement for 2024, answering several questions from those in attendance. A motion to approve the financial report was made by Jerry Hall and seconded by Stan Hruska. The motion was approved.

Secretary's report

The minutes from the 2024 meeting had been circulated prior to the start of the meeting and were approved as presented by motion made by Jim Michalek and seconded by Jerry Hall.

President's report

Director Haley reported that he was not aware of any new development regarding the condemnation of land for the widening of FM359, and that delays were expected.

Many homeowners expressed concerns and regrets about potentially losing the front entrance, and everyone was encouraged to send their concerns to the County and to TexDoT.

Director Haley addressed questions about the possibility that the property on 4702 Silverbelle could be sold to create a senior living facility. He explained that this type of facility is protected by federal laws and that our Deed Restrictions may not prevent the project from being implemented. He stated that the board was contemplating seeking legal advice, which was largely supported by the assembly.

He reemphasized the continuous need to maintain all drainage ditches, and particularly to keep the “Big Ditch” clean of vegetation and unobstructed.

He also announced a plan to review the by-laws and to propose an updated version in 2025.

2025 Board of Directors and Officers:

Directors are elected for a three-year term, and each year the President rotates out and may be re-elected if he wishes to stand for election. For 2025 President Aaron Ellisor was the candidate to be re-elected or rotate off the board. No candidate had been identified before the meeting. Director Haley asked if there were any nominations or candidates from the floor for the board position. Since there was none, Director Ellisor was elected by acclamation, for a 3-year term spanning the years 2025 through 2027.

Director MacDonnell advised that both Josiane Ginestra and Patrick Hearn had agreed to serve for another year in their respective positions. He also advised that no other interest had been received for these positions prior to the meeting and asked if there were any nominations from the floor. There were none. The appointment for these positions will be made by the Board at their next meeting, per our current Bylaws.

2025 Board of Directors:

- President: Doug MacDonnell
- Vice President: Jeff Haley
- Director: Aaron Ellisor

Architectural Review Committee:

Texas Law now prohibits Board members from being active members of the Architectural Review Committee. The ARC members will thus independently discuss each submitted project and decide if the project is approved. The Secretary will still be responsible for receiving and dispatching the request to the ARC, then communicating the ARC decision to the Homeowner.

Six volunteers were identified:

- Ken Alexander
- Lisa Baudoin
- Jim Michalek
- Jason Moore
- Lisa Baudoin
- Ricky Rich

The Board was to officially nominate some or all of them during their first meeting.

Director Haley asked if there was any additional business to be brought before the meeting. There was none and the meeting was adjourned.

Submitted by Josiane Ginestra – Approved at the annual meeting on January 29th 2026