

## Meeting Agenda

1. Quorum / Call to Order
2. Secretary's Report
  - a. Meeting minutes
    - i. Adopt September 25th, 2025 Meeting Minutes
3. Treasurer's Report – Delphine Lowery
4. Management Report – Ava Gerety with Goodwin & Co.
5. Ratification of Votes Between Meetings
  - a. Appointment of Greg Ahern to the Architectural Control Committee
  - b. Appointment of Conner Graybeal to the Architectural Control Committee
  - c. Pool Pump Replacement (Gold Medal Pools) - \$4141.72
  - d. Acct: 3619032 – Waiver Appeal Hearing (APPROVED)
  - e. Irrigation Controller Replacement (Superscapes) - \$454.65
6. New Business
  - a. Foreclosure Reviews
  - b. Pool Rules Update
7. Adjourn into Executive Session
8. Open Executive Session
  - a. Old Business – Ratification of Waiver/Settlement Offers between meetings
    - i. 4281650 – Approved
    - ii. 3840995 – Approved
    - iii. 3618101 – Approved
    - iv. 3618101 – Declined
    - v. 3615942 – Approved
    - vi. 3910935 – Declined
    - vii. 3879241 – Approved
    - viii. 3840995 – Approved
    - ix. 3615942 – Approved
    - x. 3879649 – Approved
    - xi. 3642452 – Declined
    - xii. 3642452 – Approved
    - xiii. 3816547 – Approved
    - xiv. 3614972 – Approved
    - xv. 3902820 – Approved
    - xvi. 3841703 – Approved
    - xvii. 3618758 – Approved
    - xviii. 3620267 – Approved
    - xix. 3905762 – Approved
    - xx. 3620584 – Approved
    - xxi. 4327491 – Approved

Northpointe Crossing HOA Board of Directors Meeting  
December 18th, 2025 | 6:00PM  
Pin Oaks Christian Fellowship | 2620 CR 1106, Anna TX, 75409

xxii. 3731635 - Approved

- b. Compliance Review- Hearings / Fine Appeals
- c. Delinquency Account Status Review
- d. Pool Signage Discussion

9. Adjournment