

April 11, 2026

Lakeway Airpark Board Meeting – Approved Minutes

Meeting called to order by President Pat Hall at 9:30am

Board Attendees: Pat Hall Phil Thompson Erik Mulloy (phone) Bill Kulpa Scott Epley
Steve Smith Josh Cobb

Quorum: was reached

Meeting Room Attendees: Bill Gunn, Steve Scott Andy Trevino Ilya xxxx Phil Glover
Russ Norwod Jeff Klaas

Secretaries report – Josh Cobb will not be present on March 14th for the meeting.

- The April 11th 2026 meeting agenda to be presented and approved by the Board
- The March 14th 2026 meeting minutes to be presented and approved by the Board
- Annual meeting planning update (progress report)

Financial report – Erik Mulloy

- Reviewed Financials
- Jim Ward is more than 1 year late with homeowner dues.

Maintenance update – Steve Smith

- Fire extinguisher inspection was done and due to old label, new extinguisher was purchased and installed.
- Hangar 5 & 6: they damaged another water line (2" main) and replaced it. They capped the line that goes to Hangars A-D for reasons we don't know. Steve spoke to them and they told him they capped it... which is now being resolved by putting another line in. Bill Kulpa says they buried 2 x 2" "conduits" for water and irrigation.
- Hangars 5 & 6 need a water meter and the super told Steve Smith that they are going to put a metter for both (1) potable and (2) recycled water. Potable water is only to hangar 6 and coming off of a hydrant w/meter (via MUD).
- Hangars 5 & 6 is going to be asphalted soon (by April 17th).
- Fence coming down between Airpark south and Airpark. Raphael is doing that today (Sat 11th) and will need to be hauled away. Up to \$2000 unanimously approved by board for Raphael to remove the fence and haul it away.
 - Erik will see if Jim Ward will donate some \$ to help offset. - Erik

Social committee – Scott Epley

- Good turn-out for the Spring Open House – 7 planes on display and many pilots.
- May movie night – May 16th w/Pizza Scott on point and will tell Josh the name of the movie for social media promotion.
- Working to pick a time for an Airpark social dinner.

Airpark safety – Bill Gunn

- TX doing revised drone rules/law. Airpark is private property so we can control as we wish.
- New ADS-b out and in rules being proposed by FAA
- Resources link is at the 3R9 web site here: <https://www.3r9.org/resources>
- Social media may have helped reduce kids on bikes on runway. Airpark south gate and barrier on the north MUD road has reduced trespassing.
- Erik Mulloy: shared story about an arrival at another airport while flying a CJ jet. At 8500 to the NE of Class B a 172/182 was 100' of his left side and he could clearly see the pilot and passenger. They were not squaking, no mode C, within a mile of mode C veil. Lesson: let's all remind ourselves that not all aircraft are squawking or ADSb-out.

Old Business

- None.

New Business

- Chocks: Bill K. – proposed new chock (PVC, \$6 each) or aluminum angle iron (\$15 for a pair). Angle aluminum will get taken by people. PVC filled with sand make them heavy. Bill K proposes PVC (painted). Cheap and easy. Board guides: put a few out and as the wood ones degrade we can slowly replace.
- Bill K built a rock wall to make it more obvious to deter entry top the runway. Thank you Bill!
- Gone West Plaque: Bill K. – proposing that we create a living plaque that we can add peoples' names to and place the plaque in a prominent position.
- Runway Paint: Bill K. – Bill notices lots of missing paint and faded lettering. For \$60 we can buy asphalt paint. Roller paint things during work day. Board agrees. Bill on point for next workday.
- Donation of the film “Three Romeo Niner, A Love Story” to the Lakeway Airpark Corporation. Discussion.
 - Intended as a gift of control, ownership and benefit to the membership.
 - Option 1: Transfer full Copyright, Content Ownership, Distribution Ownership, Publishing rights, Monetization control from Josh to the Airpark.
 - Pros: Full immediate control. Zero ambiguity.
 - Cons: Airpark not in the business of exercising or defending these rights/control. Liability (if any) shifts from Josh to Airpark.
 - Option 2: Do not transfer, but Josh gives an irrevocable right to transfer ownership & control if the Airpark chooses, at any time while Josh is alive.
 - Pros: “de facto” control via right to control at any time for any reason. De-risks unknowns. Liability (if any) remains with Josh if and until xfer right is invoked.
 - Cons: places trust with Josh prior to control rights being exercised. Trust Josh to benefit the Airpark if any financial gain. Trust Josh to use/display/distribute the movie in ways that benefit and do no defame the Airpark.
 - **Board chose Option 2**
- Pat says no new nomination.
- Erik: Erik heard form Ken Fulton into one of the 4 condo hangars in Building 5. Received sealed bid by annual meeting. Josh to run an email / process.
- Jeff Klaas: says we are low on payment envelopes and offered to print and we approved and Jeff K will print. Asked if new verbiage wanted... but none said.
- Bill K says he does not have a list of vehicle license plates tied to airplane tie down leases. Bill wants all current leaseholders for tie downs to sign new tie down forms. Josh to run this process.

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Annual meeting Checklist. Prep, Notifications, Documents, Notices, Sequencing, Committees, Actions.

Now to 60 days before June 6th (or the date of the Annual Meeting)

- Room booked **DONE**
- Nominating Chair chosen by the President
- Nominating Committee members chosen and meet (Nominating Committee)
- Nominees identified and nominee statements collected and shared with the Board (Nominating Committee)
- Board discusses process

60 days before the Annual meeting [April 5]

- Membership notified that renewal dues must be received by 30 days before mtg to retain voting

Between 60 and 10 days before the Annual meeting [April 5 – May 27]

- Membership notified via email of annual meeting
- Membership notified that renewal dues must be received by 30 days before mtg to retain voting rights at upcoming annual mtg. "Don't forget to pay your dues!"
- Nominee statements shared (via email by Josh) and printed and posted in Pilot Shack.
- Notice of annual meeting posted at the Pilot Shack in conspicuous location.
- A list of all **active** members is printed and posted inside the Pilot Shack .

Due to nominations being accepted at the annual meeting, it is possible to have a contested election even if none is planned before the meeting. Therefore the secretary needs to be ready to conduct an election.

Between 30 and 10 days before the Annual meeting

- A list of all **voting** eligible members is printed and posted inside the Pilot Shack .
- Teller committee chosen by the President.
- Agenda for Annual meeting emailed to the membership.

Prior to the Annual Meeting

- Membership Certificates are printed for eligible members via mail merge.
- Blank membership certs avail just in case.
- Ballots are printed for Class 1, Class 2, Class 3, Class 4. Provisional ballot printed.
- Any proxies are filled out and returned to another member or sent out and collected (by any member so choosing) and brought to the annual meeting at the start and submitted upon arrival.
- Teller Committee vote counting/recording template printed (Teller committee chair)
- Minutes from 2024 Annual meeting printed and brought to meeting
- Agenda for the 2025 Annual meeting printed and brought to meeting
- Annual meeting attendee sign in sheet printed and ready
- Pens available

Morning of Meeting, Prior to Start

- President, Secretary and Teller Committee members meet and coordinate
- Treasurer check-in on any last-minute proxies, mail, membership certs, etc.
- Table with paperwork, ballots, member certificates, etc. set up
