



PROPERTY OWNERS ASSOCIATION OF SUNSET BAY, INC  
A Corporation Not-for-Profit  
CALL TO MEETING – Special Meeting  
SUNSET BAY BOARD OF DIRECTORS

TO: Members of the Board of Directors

Doug Thole  
Dave Hargraves  
Susie Seidensticker  
Todd Cuell  
Matt Ocker

NOTICE IS HEREBY GIVEN that a Regular Meeting of the Board of Directors of the Property Owners Association of Sunset Bay, Inc. will be held at the following date and time:

DATE: Wednesday, December 10, 2025  
TIME: 6:30 PM  
LOCATION: 131 Dockside Dr., Rockport TX (Dave's residence)

For those unable to attend in person who wish to join via conference call, dial (267) 807-9633. When prompted, enter the Access Code 231539.

1. ITEMS FROM BOARD MEMBERS – an opportunity to hear from any Board Member regarding issues pertinent to the Sunset Bay POA and/or Sunset Bay neighborhood.
2. MEMBER COMMENTS – an opportunity for the Board to hear comments from Sunset Bay Members.
3. Discussion regarding the recent letter sent by the Board to homeowners, pertaining to trespass concerns.
4. Discussion and possible action to name a Custodian of Records for Sunset Bay.
5. Discussion and possible action regarding the ACC reception and consideration process. Any ACC Members in attendance are encouraged to actively participate.
6. Discussion and possible action regarding potentially increasing the Annual Maintenance Fees and/or levying a Special Assessment to Sunset Bay properties.

