



LANSBROOK MASTER ASSOCIATION, INC.

Organizational Meeting Minutes

Monday, November 17, 2025, at 7:00 PM

Via Zoom Meeting (Meeting ID 307 337 0525/Passcode 388432)

Call to Order – Call to Order – The Lansbrook Master Association Inc. Annual Membership Meeting was called to order by President Thiel at 7:46 p.m. Board members Brian Thiel, Tom Lango, Ken Kunsman, Ron Schultz, George Fitzgerald, and Scott Tillesen were present. Director Michael Perenich was not present at the meeting.

Erika Ramirez, LCAM, Daniel Reid, Director of Campus Services, and approximately 41 residents were also in attendance.

Affidavit of Notice – Brian Thiel confirmed that the notice for the meeting was mailed to all homeowners and signs were posted throughout the campus 14 days in advance of the meeting.

Certification of a Quorum - Brian Thiel conducted a roll call of 6 of 7 directors who were present. A quorum was established.

Election of Officers-

President: Ron Schultz nominated Brian Thiel to be re-elected as President. George Fitzgerald seconded. All were in favor. Motion passes.

Vice President: Brian Thiel nominated Ron Schultz to return to the Vice President position. Ken seconded. All were in favor. Motion passes.

Treasurer: Ken nominated Tom Lango to return as Treasurer. George seconded. All were in favor. Motion passes.

Secretary: Brian Thiel nominated Scott to return as Secretary. Ron seconded. All were in favor. Motion passes.

Committees:

The President reviewed the existing committee assignments and recommended no changes for the 2026 term. The Board agreed.

- **Social Committee:** Chair: Emily Caldwell – continues in her role
- **NDRC:** Members: Ron Schultz, George Fitzgerald, and Michael Marsilio. This committee primarily reviews requests from the remaining undeveloped or unique lots (e.g., Sunset and Myrtle Point) and ensures timely responses when needed.

- **ARC:** Member: Dave Pollack. Additional members include Ron Schultz and Michael



Marsilio.

- The ARC has over 1,800 properties in coordination with neighborhood HOAs. **“Two yes votes are required”** for approval; one “no” vote is sufficient to deny.

All committee members were reaffirmed as required by statute, with no changes proposed or approved.

Adjournment –

MOTION: A motion was made at 7:53 p.m. by George Fitzgerald and seconded by Ken Kunsman. The motion passed unanimously.

Submitted,

Erika Ramirez, LCAM
Castle Management, LLC

DocuSigned by:
Approved: Brian Thiel 1/28/2026
 Brian Thiel, President Date
 Lansbrook Master Association Inc.