

Firethorne Community Association Inc. Board of Directors met at 28800 S. Firethorne Road and via Teams Meeting from 7:00p.m. to 10:12 p.m., June 26, 2024, pursuant to the attached Notice (Exhibit A).

Directors in attendance were:

Robin Short, President  
Katie Carner, Vice President

Ronald Crasta, Treasurer  
Gary Boostrom, Board Member (via Teams)

Also present was Manny Lugo, Community Manager, Asst. Community Manager, Kathleen Oakley and Chase Hague of Barsalou & Associates. Quorum was established, and Mr. Short called the meeting to order at 7:00 p.m.

**Community Input-** Amy Poole, the vending machine owner spoke about damage being caused to the machine. She asked if it could be moved, or cameras installed. Mr. Short asked her to put something in writing for the Board to review.

**Minutes** – May 22, 2024, minutes were approved.

**Constable Report** –Deputy Litvik read the Monthly Deputy's Report.

**Financials** – The May financials were approved.

**Committee Report –**

- Therese Kotara of the Amenities Committee stated that the Topsy Turny installation should be complete by Monday. The new benches are being used and The MUD bench is ready for installation. The Board approved the committee's recommendation to use Swim Houston to install the handrails at the recreational pool.
- Therese, also of the Holiday Décor Committee recommended renewing the contract with Christmas Wonder Lights. The Board approved this recommendation.
- Adam Sowers of the Modification Committee announced that his committee is six people strong and up to date on all applications. They are working on getting training on TownSq so applications can be reviewed on that platform. The Board approved setting up a Gmail account for the Modifications Committee.
- Bob Havlin from the Cell Tower Committee reported that he is still working with Verizon because they are not happy with the 2-year option period they are proposing. He is also working with Morales' office regarding the small towers.
- Meredith Lauer from the Community Watch Committee said there was a great outcome at the self-defense class, and they are looking into hosting another. She also said that she posted information on Facebook about where to report street light outages and other issues. Lastly, with the 4<sup>th</sup> coming up please be a good neighbor.

**Manager's Report–**

- Manny provided the Board with the Manager's Recap of the Month Report.

**Old Business –**

- The Board approved the transfer of \$52,556 to the reserve account.
- The drill site company is looking into cleaning up the area behind The Reserve at Katy.

**New Business –**

- Jason updated the Board on the perimeter fence project. The Board tabled the recommendation of laydown mats needed to complete the fencing in a very wet area. The Board approved hydro excavation at a total of \$3496.
  - The Board approved the Pool RFP
  - The Board approved the Landscaping RFP
  - The Board wants to move forward with getting quotes for boulders, bollards or laydown poles.
  - The Board was updated on the insurance claim from the lightning strike.
  - Mrs. Carner would like to develop a plan to create better communication between the Board and Management.
  - The Board asked the Amenities Committee to work with Management to figure out an alternative to cable on the gym TVs.
  - The street cleaning request was tabled
  - Mr. Crasta will work with the attorney's office on side entry gates at the gated sections.
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- The Amenities Committee will work with Management on the amenities reservation system.
- The South Clubhouse was approved to be used as an election site on November 5, 2024.
- Cleaning service rate increase request was tabled. The Board would like to combine some services that have multiple vendors.
- It was approved to transfer funds, so the money is safe under FDIC.
- The Board approved the Rec. Pool delayed opening on Thursdays so the pool can have a second weekly cleaning.
- The reimbursement request for the LFL repairs was approved.
- The Board would like more time to review the survey report.
- Next Board Meeting Date TBD, at 7 p.m., in a hybrid format.

**Executive Session--** The Board went into Executive Session at 9:04 p.m.

**Executive Session ended at 10:12 p.m.**

- The Board approved moving forward with four foreclosures, five lawsuits and two default judgements.

The meeting was adjourned at approximately 10:13 p.m.



Firethorne Board Member

*Firethorne*  
COMMUNITY ASSOCIATION, INC.

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