

Firethorne Community Association Inc. Board of Directors met via Zoom from 7:00 p.m. to 9:43 p.m., June 28, 2023, pursuant to the attached Notice (Exhibit A).

Directors in attendance were:

Robin Short, President
Katie Carner, Vice President

Bill French, Secretary
Gary Boostrom, Board Member

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

Christopher Walker from T-Mobile spoke about the safety of cell phone towers. If the towers weren't safe, they wouldn't and couldn't be constructed. Towers do have to meet the FCC and Food & Drug Administration guidelines. The tower location being considered in Firethorne will be available for multiple providers and will give the biggest footprint for coverage. Additionally, it was stated that when calling 911 your carry will pick up any tower around regardless of what carrier it may be.

Tracey Vo a representative with Swim Houston spoke briefly about the company. Swim Houston manages both pools within Firethorne. If you even need to reach them you can email info@swimhoustonpools.com or call 832-701-7946. A Question & Answer Session with Swim Houston will be scheduled at a later date.

Fort Bend County Precinct 1 Constable Chad Norvell spoke about the Deputy Constables that are contracted in Firethorne. So far in 2023 there have been 135 traffic stops and 225 school checks conducted by the contract deputies. Constable Norvell also said that Firethorne is a safe place to live and he has no safety concerns about the TXDot wall being erected along FM1463. He also said that the deputies are loving having access to the North Firethorne Clubhouse and he has always encouraged his deputies to attend HOA meetings. If you ever have a problem, you can call dispatch at 281-341-4665

Community Input –

- Ronnie Crasta asked how much was being spent on the additional security nightly. It was stated that it is \$200 a night to have an officer patrol the rec. pool and volleyball court area. No timeframe has been set yet; the Board will review this monthly.
- Karen Metclaf spoke about the pool. She feels the lifeguards are doing a great job this year and that the adult residents are often the problem. Mr. Short said if you see something say something. It' up to everyone to help take care of the community.
- Lisa Weber had point of concern about the 5G cell towers. She was unable to share her PowerPoint but listed her concerns about microwaves and brain damage.
- Ben spoke about committee guidelines and wanting access to committee minutes.
- Steve Bayless was a few minutes late to the meeting and asked about the cell tower.

Consent Agenda – The May Board Meeting minutes, June 5, 2023 Special Meeting minutes May financials, May ARC applications were all approved.

Committee Reports – Moved to New Business

Manager's Report–

- Margaret updated the Board on the accounts receivables and delinquent accounts. 145 certified letters were mailed out and those residents have 45 days to get up to date on their payment.

Old Business –

- Mr. Barsalou is waiting on getting a question about title resolved before closing the transaction with PAS property acquisition for Crossover Road.
 - The Board wants to look at August dates for Board Training.
 - The Board approved a Perimeter Fence construction manager at a Special Meeting. He was put in contact with Austin Barsalou' s office and the contractor. Once the contract is officially signed the community will be given a timeframe for the project.
 - The Amenities Committee said they are not in favor of swim at your own risk and does not recommend it for the neighborhood. They are however looking into having the swim season for the Competition Pool extended. Mrs. Carner motioned to accept the Amenities Committee's recommendation not to offer swim at your own risk. Mr. French and Mr. Boostrom agreed. Mr. Short abstained from the vote.
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New Business –

- The Board agreed to transfer the Firethorne trademark from the developer to the HOA. Ms. Carner abstained for this vote.
- New Committee Policies were unanimously approved.
- Van Melroe of the Modification Committee ask the Board for approval to have a 7-business day turn around after the application deadline. The Board unanimously approved his request.
- The Christmas Decoration proposal was conditional approved. Mr. Short and Mr. Boostrom needed a little more time to review.
- Mr. French spoke about a survey that will go out about the usage of the North Firethorne Clubhouse.
- The Board unanimously approved getting an updated reserve study.
- Mr. Boostrom asked for 2 more weeks to complete the RFQ for a management company. A Special Meeting will be held before the July Monthly Board Meeting.
- The POA is the Commercial Property Owner, the HOA is the declarant for the POA however they have their own Board of Directors. The HOA Board unanimously approved Steven Brady to fill a vacant position on the POA Board.
- Amending the budget was tabled.
- Margaret provided the Board with the Manager's Recap of the Month Report.
- Next Board Meeting Wednesday, July 26, 2023 at 7 p.m., hybrid format held at the South Firethorne Clubhouse.

Executive Session-- The Board went into Executive Session at 9:07 p.m. to have a discussing about after hour pool security, hearing on an appeal of an ARC decision and proposed MUD Meeting.

Executive Session ended at 9:42 p.m.

- The Board unanimously denied the modification appeal.

The meeting adjourned at approximately 9:43 p.m.

Bill French, Secretary