

Firethorne Community Association Inc. Board of Directors met at 28800 S. Firethorne Road and via ZOOM from 7:00 p.m. to 8:43 p.m., August 23, 2023, pursuant to the attached Notice (Exhibit A).

Directors in attendance were:

Robin Short, President

Robert Taliaferro, Treasurer

Katie Carner, Vice President

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.

Community Input –

- Stephanie LaFleur spoke about her safety concerns with a cell tower in Firethorne. She had many questions about the committee, the locations, the Chairperson appointment and the survey. She was also questioning what the MUD had proposed to the HOA.
- Rick Young spoke about his suggestion to the Amenities Committee to add benches along North and South Firethorne Road.
- Natalie Garcia asked for any updates regarding the Cell Tower Committee. She also feels it is a conflict that Katie Carner cannot vote on anything regarding the MUD.

Mr. Short stated he has removed himself from the cell phone tower discussion. He also stated that the MUD had offered 2 areas and wanted many HOA areas in return. He also mentioned if the HOA gives MUD those areas they would become public.

Mrs. Carner stated that is on the agenda to give an update about the Cell Tower Committee.

Minutes – The July 2023 Board Meeting and August 11, 2023 Special Meeting minutes were approved.

Constable Report – Deputy Adkins presented the security report for the past month, the report will be posted on the website as well as published in the upcoming newsletter. The 2023-2024 Constable Contract for the Deputies was approved.

Financials – The July financials were approved.

Committee Report –

- The Amenities Committee Chair resigned; minutes are on the website.
- The Cell Tower Committee Chair stepped down. The new Chairperson will be chosen by the committee.

2024 Budget -- Robert Taliaferro will meet with each committee to help prepare their budgets. There is be a Draft Budget presented to the community prior to approval by the Board.

Manager's Report–

- Margaret updated the Board on the accounts receivables and delinquent accounts. The Board approved writing off account balance of \$30 or less totaling \$762.22.

Old Business –

- The new vending machine had leaves stuffed into the bill reader. It was suggested to the machine owner that they install ATM style cameras.
- PAS Property Acquisition- Crossover Road- Quitclaim Deed was tabled because there weren't enough directors in attendance that could vote.
- Board Training was tabled.
- The RFP for property survey involving the Perimeter Fence was approved.
- Contract for Association Management Company was deferred due to language issues in the original RFP.
- Additional holiday décor will be added this year.

New Business –

- The Board approved the audit for the fiscal year ending December 31, 2022.
 - Scott Stevenson was appointed as the new Chairmen of the Amenities Committee and Therese Kotara was appointed as the new Holiday Décor Chairwoman.
 - Amenities policies and better signage to be reviewed by the Amenities Committee.
 - The Board approved Aaron's Electric to perform the work on the field light. They will be retro fitted to LED at the cost of \$22,000 for the lights and an additional \$10,000 for a fob system.
 - Baseball backstop and sidewalk extension tabled.
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- Section 25/26 curb repair approved.
- Fort Bend County Regulations have changed regarding swimming pools. Margaret will verify that Swim Houston has all certificates, permits and paperwork in order.
- The locks will be removed from the gates behind the North Clubhouse so the patio can be accessed.
- A map is on the website to show HOA property vs. MUD property.
- Margaret provided the Board with the Manager's Recap of the Month Report.
- Next Board Meeting Wednesday, September 27, 2023 at 7 p.m., format TBD.

Executive Session-- The Board went into Executive Session at 8:35 p.m. new Board Member appointment.

Executive Session ended at 8:42 p.m.

- Cory Rivenburgh was unanimously approved as a new HOA Board member to fill Bill French's vacated position.
- Mr. Rivenburgh will take on the role of Secretary.

The meeting adjourned at approximately 8:43 p.m.

Firethorne HOA Board Member