

**HARVEST BEND, the MEADOW
HOMEOWNERS' ASSOCIATION, INC.
MONTHLY BOARD OF DIRECTORS MEETING
MINUTES – OPEN SESSION**

Pursuant to Article V, Section 2 of the By-Laws of Harvest Bend the Meadows Homeowners' Association, Inc., the Association, Inc. and the laws of the state of Texas, the Open Session of the monthly Board of Director meeting was duly noticed and convened on Tuesday, November 19, 2024, 7:06 p.m. at 11245 Harvest Bend Blvd, Houston Tx 77064.

IN ATTENDANCE

Directors Austin, Callaway, Teague, and Valigura were in attendance. Quorum was established.

OPEN FORUM

No owners in attendance.

OTHERS IN ATTENDANCE

Association & Community Management Professionals, Inc. (Management) representative, Ransom Daly, and one homeowner were also in attendance.

APPROVAL OF THE MINUTES

The Board reviewed October 15, 2024, minutes of the Regular Meeting of the Board of Directors. A motion was made by Director Valigura seconded by Director Teague, and unanimously approved accepting the October 15, 2024, minutes of the Regular Meeting of the Board of Directors as amended.

FINANCIAL REVIEW

Management reviewed the September financial reports. Management noted that the Association has collected 99% of the 2024 assessments. This compares to 98% last year, 99% in 2022 and 97% in 2021.

SANTA IN THE PARK

The Board discussed the community activities. Santa in the *pair* will be on December 13, 2024, from 6:00 p.m. to 8:00 p.m.

FLOCK CAMERAS

A motion was made by Director Valigura to enter into a contract with Flock cameras for two cameras with a one-year contract for \$5,600.00. Director Callaway seconded the motion, and it was unanimously approved.

ACTION ITEMS

Management solicited pool management proposals from four pool management companies. A-Beautiful Pools declined to bid.

NEXT MEETING

~~The next open session of the Board of Directors monthly meeting was set for January 16, 2024, at 7:00 p.m.~~

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ADJOURNMENT

~~The meeting was adjourned at 8:21 p.m.~~

Judy Callaway, Secretary
Harvest Bend, the Meadow HOA, Inc.

DATE