CHARTERWOOD COMMUNITY IMPROVEMENT ASSOCIATION
REGULAR MEETING OF THE BOARD OF DIRECTORS
August 19, 2026

State of Texas:
County of Harris:

The Board of Directors of the Charterwood Community Improvement Association, Inc., met in a regular meeting on August 19th at 6:00 p.m., at the Clubhouse, 9818 Rodgers Road, Houston, Texas, 77070.

Present and constituting a quorum were:
Director Kathy Goedecke President
Jeff Krueger, Vice President
Director Jan Curlee, Secretary
Director Laurie Kelley, Treasurer
Eileen Ferris of Consolidated Management Services

Two homeowners were present for the meeting.

The Board reviewed the minutes of the July 2026 meeting. Ms. Kelley motioned to accept, seconded by Mr. Krueger and carried.

The Board reviewed the July 2026 financials. Ms. Curlee motioned to approve, seconded by Ms. Kelley and passed.

One ACC application was submitted for July 2026 and was approved.

SECURITY REPORT: The July 2026 Security Report was emailed to Ms. Goedecke for the meeting and reviewed.

OLD BUSINESS: The pool is now open Saturdays and Sundays from 11am-8pm until the last day, Labor Day.

NEW BUSINESS: The Board announced the 2027 assessments will be $280.00 with a motion made by Mr. Krueger, seconded by Ms. Kelley and carried. The Board unanimously approved emailing/mailing invoices out in September 2026. They will review the 2027 Operating Budget next month.

Ms. Goedecke advised the Christmas Party will be held on December 5, 2026 from 10:30 am - 11:30 am at the Charterwood MUD Building. Postcards will be sent as the event approaches.

The Board reviewed two bids to replace the failed air conditioner and heating system at the Clubhouse. They decided to table the measure until next month, as they sort out payment options.

The two homeowners present wish to serve on the Board. Lydia Esparza and Deborah Gonzalez have been homeowners in Charterwood C.I.A. for many years. Ms. Goedecke motioned to appoint them to the Board, seconded by Ms. Kelley and approved.

The August 2026 Yard of the Month winner is 16231 Cutten Road.

There being no further business, the Board unanimously adjourned the meeting at 6:55pm. The next Regular Meeting will be held on September 16, 2026, 6pm, at the Clubhouse.