

Windsong Community Association, Inc.
Board Meeting Minutes

Pursuant to Article VI, Section 1 of the Bylaws of the Windsong Community Association, Inc. a meeting of the Directors was duly called and held on March 17, 2026, at the Windsong Clubhouse located at 18150 Holly Forest Dr., Houston, TX 77084.

IN ATTENDANCE

Representing the Members of Windsong Community Association were the following Board Members:

- Rick Gomez
- Christopher Baxter
- Donald Riley
- TJ Torres
- Bijay Dixit

Representing Spectrum Association Management, LP was:

- Jessica Brandyberg (Community Manager – CM)

Homeowners:

There were 7 homeowners present in person.

DETERMINATION OF QUORUM

A quorum of Board Members was announced, and the general session meeting was called to order at 6:30 p.m. by Director Gomez.

EXECUTIVE SESSION

The Board reviewed items in the executive session related to Deed restrictions, aging report review, legal request, review homeowner requests, and homeowner hearing requests.

Violation Report: The following accounts were unanimously approved by the board to receive 209 letters.

- 72*****- Damaged Fence
- 72*****- - Trash Cans
- 72*****- - Trash Cans
- 72*****- - Clutter
- 72*****- - Clutter
- 72*****- - Dead Grass
- 72*****- - Damaged Fence
- 72*****- - Mildew
- 72*****- - Vehicle Prohibited
- 72*****- - Trash Cans
- 72*****- - Damaged Fence
- 72*****- - General Property Maintenance
- 72*****- - UI Request Not Submitted
- 72*****- - Clutter
- 72*****- - General Property Maintenance
- 72*****- - Paint House
- 72*****- - General Property Maintenance
- 72*****- - Damaged Fence
- 72*****- - Trash Cans

- 72*****
- 72*****
- 72*****

Additional Business:

- The board discussed the pool registration event on 3/21/2026. Mrs. Brandyberg will also be at the event to assist with pool cards. Aquatic Advisors will also have a representative onsite to assist with pool pass registration.
- The board also discussed that one of the tables at the playground by the pool will need to be replaced as it is very worn.
- The board discussed the maintenance needed on the playground by the pool. Mrs. Brandyberg will work on getting quotes for the maintenance.
- The board discussed adding 2 additional cameras. Once that will monitor the playground at the pool and one monitoring the tennis court. Mrs. Brandyberg will contact Pace Protection for this quote.
- The board also discussed adding a net to the tennis court to help keep the tennis balls in the tennis court and out of the pool area.
- The board requested a call with the Edward Jones representative to discuss their current accounts and set up. Mrs. Brandyberg will arrange this meeting.

CLOSE OF EXECUTIVE SESSION

With no other business to discuss, the Board closed the Executive Session at 7:26 p.m. and Director Gomez called the Open Session to order at 7:30 p.m.

MEETING MINUTE APPROVAL

Meeting minutes for February 2026 meeting were unanimously approved.

RATIFICATION OF ACTIONS TAKEN OUTSIDE OF A MEETING

There were no items to ratify at this.

Financial Report

Mrs. Brandyberg reviewed the financial packet from February 2026 with the board and community. There were no questions at this time.

BUSINESS

- The board reviewed the Tenant Registration Service addition and unanimously approved to add the Tenant Registration Service for \$25.00/month.

HOMEOWNER FORUM

Homeowners' presents were given the opportunity to present discussion items with the Board and the following were discussed: Future Social Events/Community Events.

- How to register for the digital Pool Pass.
- The concern of swimmers not wearing the correct pool attire.
- How to handle loud neighbors.

ADJOURNMENT

With no other business to discuss, the Board adjourned the meeting at 8:10 p.m.

Windsong Association, Inc.

Spectrum Association Management

Date

Date