

**NORTHCREST RANCH PROPERTY OWNERS' ASSOCIATION, INC.**

**MEETING MINUTES OF THE BOARD OF DIRECTORS**

**February 9, 2026 @ 7:00 PM**

**23050 Speed Street, New Caney, TX 77357**

**DIRECTORS PRESENT:**

Glen Allison  
Greg Eames  
Charles Mathes  
Kandy Johnson  
Brian Taylor

**DIRECTORS ABSENT:**

**IMC:**

Kerrie Stone

**OWNERS PRESENT:**

1 owner, per Sign-In sheet

**CALL TO ORDER AND ADOPTION OF AGENDA:**

Quorum being established; G. Allison called the meeting to order at 7:00 PM.

G. Eames made a motion to adopt the agenda. K. Johnson seconds the motion, and it carries.

**APPROVAL OF MEETING MINUTES:**

G. Eames made a motion to approve January 12, 2026, meeting minutes. K. Johnson seconds the motion, and it carries.

**FINANCIALS / TREASURY REPORT:**

B. Taylor reviewed January 2026 Financials, advising there is \$207K in Operating, with approximately \$452K in Reserves and CDs. K. Johnson made a motion to approve January 2026 Financials. G. Eames seconds the motion, and it carries.

**BOARD / COMMITTEE REPORTS:**

**CAM** – Section 3 park – The Board is searching for new Basketball Backboards as the rest of the equipment is in good shape. Court painting and pickle ball layout coming soon.

Signs will be replaced at parks.

**ACC** -

**LANDSCAPE** – The Board is obtaining bids for a new contract.

**SOCIAL** –

**DRAINAGE** – The committee has obtained another contractor to review.

**DEED RESTRICTIONS:**

Deed restrictions (DR's) are enforced to maintain the appearance and property values of our homes and investments. The Northcrest Ranch Board of Directors (BOD) reviews management company inspections and conducts their own inspections each month. The BOD also responds to questions and complaints from property owners. Total violation letters sent for January were 56. Total violations closed during the month of January were

**NEW BUSINESS:**

**APPROVALS OUTSIDE OF REGULAR MEETINGS:**

**PUBLIC QUESTIONS/COMMENTS:**

Utility easement damage

Trash overflowing at Section 3 park

Meeting with Matt Gray on Tuesday, February 10<sup>th</sup> at 6:00 PM

**EXECUTIVE SESSION RECAP:**

**ADJOURN:**

B. Taylor made a motion to adjourn the Open Session at 7:26 PM. K. Johnson seconds the motion, and it carries.

Minutes prepared as written by Kerrie Stone.

Approved by:                     *Kandye Johnson*                    

Position:                     Vice-President/Secretary                     Date:                     3/9/2026