

**BRIGHTWATER HOMEOWNER'S ASSOCIATION  
BOARD OF DIRECTOR'S MEETING**

DATE: Wednesday, August 27, 2025  
TIME: 5:00 p.m. Executive Session \*Board Only  
**6:00 p.m. Open Session \*\*Homeowners Join**  
LOCATION Brightwater Clubhouse  
2410 Brightwater Drive  
Missouri City, TX 77459  
OR Join Virtually at <https://join.freeconferencecall.com/crestsunni>  
OR Call in at (425) 436-6374 Access Code 596689

**AGENDA**

- 1. Establish Quorum and Call Meeting to Order**
- 2. Executive Session-5:00 p.m.**
  - a. Attorney Status Report
  - b. Collection Status Report
  - c. Deed Restriction Inspection Report
  - d. Update ACC guidelines
  - e. Volunteer recognition event
  - f. Update Brightwater Pool Rules

**Adjourn Executive Session**
- 3. Call to Order Open Session 6:00 p.m. & Summarize Executive Session**
- 4. Approval of Minutes**
  - a. July 23, 2025
- 5. Business**
  - a. President's Report
  - b. Financial Report
  - c. Contracts and Proposals – Clubhouse project Cavalry, bids from American Pools Guard Stand
  - d. Marquee Package
  - e. Security Camera Policy
  - f. 2025 Legislative Changes
  - g. Announcement of Board Decisions Made Between Board Meetings
  - h. Initiation of Collection/Foreclosure and Deed Restriction Enforcement actions
  - i. Other Business
- 6. Committee Reports**
  - a. Communications
  - b. Operations
    - Clubhouse/Tennis Courts
    - Architectural Control (ACC)
    - Pool
    - Facilities
    - Lighting/Electrical
  - c. Grounds & Lake
  - d. Social - Neighborhood Watch
- 7. Homeowner Forum**
- 8. Scheduling of Next Meeting**
  - a. September 24, 2025