

Brookglen Community Improvement Association

October 8th , 2026 HOA Meeting

www.BrookglenCIA.com

Brookglen Community Improvement Association

Brookglen123@yahoo.com

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October 2026 Board Meeting Agenda

at Brookglen Park Community Center

Thursday, October 8th – 7:00pm

1. Call to order / Attendance of Board Members

2. Review and Approve minutes from the September Board Meeting

3. Old Business / Items previously discussed: 1) Project Update on Phase 1 Sewer Lines and Gutters completion construction on South end of Brookglen by Branch Construction 2) Project Update on Phase 2 Sewer Lines and Gutters completion construction on South end of Brookglen by Tandem Services 3) Update on South Flood Basin Project in Brookglen by HCFCF 4) Update on Brookglen Park parking lot expansion and playground equipment

4. New Business / Items Not Previously Discussed: N/A

5. Architectural Control Committee Report

6. Financial Report

7. Upcoming Events: Heavy Trash October 14th – 15th , Santa & Gingerbread December 13th

8. Public Comment from Residents * *Each resident is limited to a 5 minute maximum during the public comment period. Board Members are not required to respond during the Public Comment period..*

9. Meeting Adjourned

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September 2026 Meeting Minutes

Thursday September 10th, 2026 – 7:00pm Brookglen Community Center

7:00pm – Call to Order. Board Members Present: David Amyx, Lee Mason, Debra Lopez, William Davis, David Turnquist Board Members Absent: None

7:01pm – Read and approved minutes from the August 2026 meeting (Motion by William Davis, 2nd by Debra Lopez) APPROVED

7:04pm – Old Business: 1) Water/Sewer Line Construction Update: Phase 1 of the project is scheduled for completion by the end of September. They are laying the final sod on Brookwood and will be repairing the transition from Fairmont Pkwy to Brookwood with new pavement.. 2) Tandem Service LLC began Phase 2 in August of 2026 on the remaining streets. The project is scheduled to be completed by September of 2027 and will begin on the south end of Somerton Drive and then move to Gladwyne. Water lines are being installed on Fairbrook and Somerton over the next few weeks. Somerton at Fairmont Pkwy will be closed September 9th through mid October. 3) Update on South Flood Basin in Brookglen: Work continues on the flood control basin with excavation on dirt removal. The project is moving ahead as scheduled 4) There was a discussion about our continued use of Flock cameras in Brookglen (we have 2). Our contract expires in April 2027 and we will revisit the matter then. There were several residents in favor and against the use of the Flock cameras.

7:24pm – New Business: 1) The Brookglen Park parking lot will be closed from September 14th through the end of November for renovations and expansion to add more parking spaces. Residents wanting to use the park will need to park on Somerton and walk around the construction tape.

7:27pm – ACC Report: The following Deed Restriction Violations were addressed with notices to the homeowners: 2 trailer/boat/rv on property, 6 tall grass/weeds/debris on property, 1 inoperable vehicles, 2 vehicles parking on grass, 1 gutter/wood rot/paint violations, 1 non-permitted business operating from a home

7:29pm – Treasurer Report: Of the 709 properties in Brookglen 613 have paid dues for 2026 while 96 have still not paid the \$50 annual dues. 18 properties still have over \$1,000 in back dues and fines. Year to Date income is \$36,462 for 2026

7:31pm – Upcoming Events – 1) Heavy Trash will be on September 23-24 2) Santa & Gingerbread Event will be on Sunday December 13th

7:31pm – PUBLIC COMMENT: 1) A resident suggested more drive-by enforcement of deed restrictions. The board responded that residents can always email violations that they see to the Architectural Control Committee at any time 2) A resident asked about a mosque potentially being built on Canada / East Blvd. No information was available

7:37pm – Meeting Adjourned. Next meeting will be on October 8th, 2026

of people attending = 14

David Turnquist (Secretary)

Brookglen Water/Sewer/Drainage Line/Street Repair Project Update

PHASE 1

City of La Porte and Branch Construction

October 2026 – Final stage of Branch Construction project completion - Grouting the manholes, redo the community mailboxes to make them ADA getting a design from engineer. Little site restoration at the lay down yard. The road transition at Brookwood and Fairmont Pkwy has been repaired and paved. Branch Construction should be done at the end of October with Phase 1

Residents that still have issues should notify the city at

Appelj@laportetx.gov

Brookwood entrance at Fairmont Pkwy



Phase 2 of the Project

Contractor: Tandem Services LLC

Project Timeline: August 2026 – September 2027

Contact Information: Dan Reynolds, Chief Construction Officer

Colton , Project Manager tandem@tandemservices.com

Phase II project progress - Waterline done from lazy brook to berry brook, Somerton entrance both sides poured, still need curb and driveways. Drainage, everything from Fairmont back to Lazy Brook, lacking about 200 feet.

EXHIBIT A - CONSTRUCTION PHASING PLAN

Baseline Schedule: August 10, 2027 - April 6, 2028

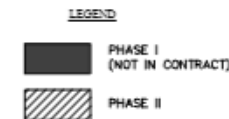
- 1 B PHASE 1** Somerton Dr: Fairmont Pkwy to Lazy Brook Ln via Fairbrook Ln (W)
- 2 B PHASE 2** Remaining Fairbrook Ln (W) and Lazy Brook Ln loop
- 3 B PHASE 3** Barrybrook Ln cul-de-sac
- 4 B PHASE 4** Gladwyne Ln from Brookwood Dr to Hunters Field Ln
- 5 B PHASE 5** Gladwyne Ln from Hunters Field Ln to Orchard Ln

HALF-STREET PAVING - EVERY ROADWAY IS SPLIT 50/50

- A** HALF A - first paving pass (phase color)
- B** HALF B - companion color (Phase 2 shown in cyan)

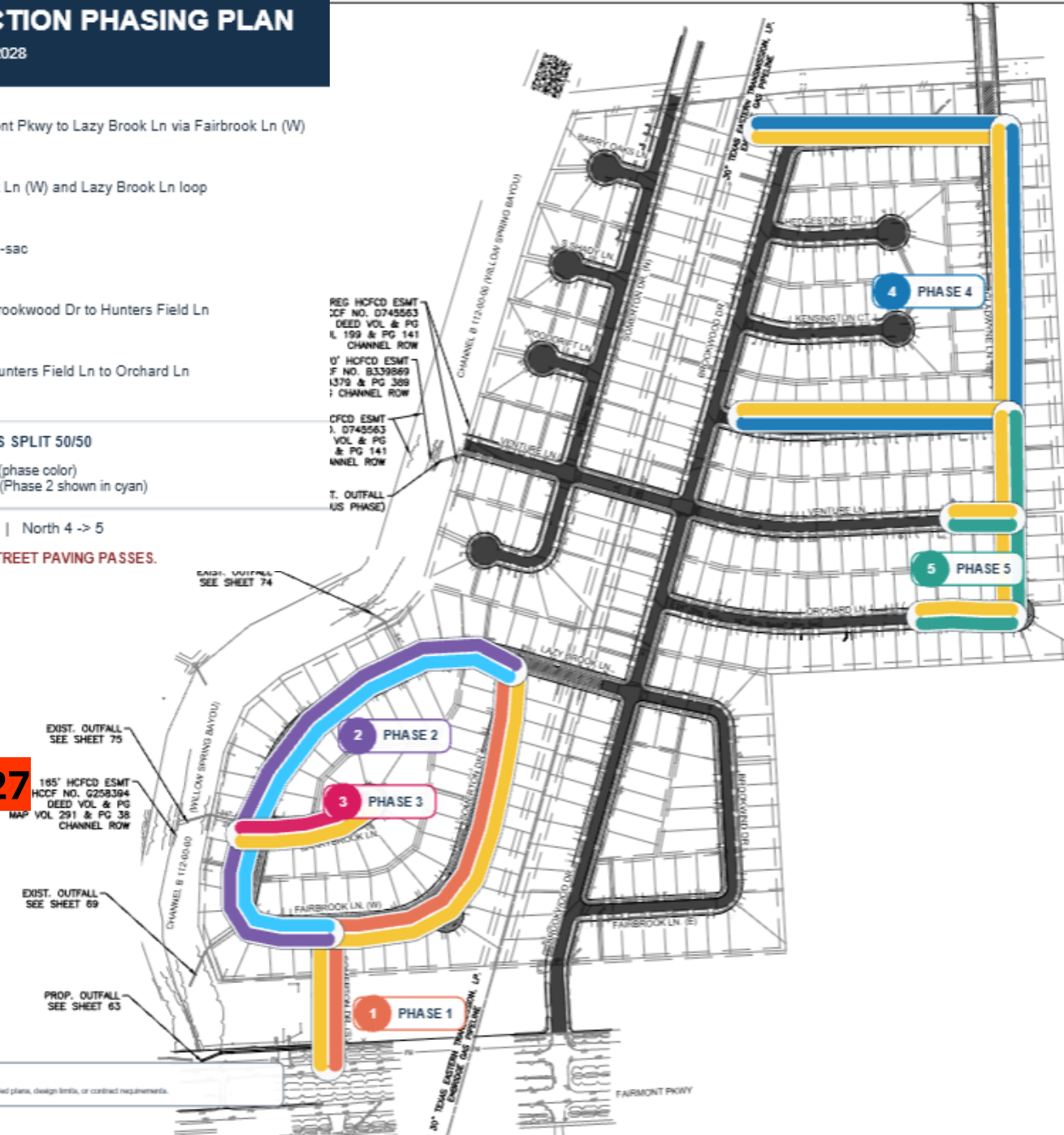
CONCURRENT STREAMS: South 1 -> 2 -> 3 | North 4 -> 5

TWO ADJACENT COLOR BANDS = TWO HALF-STREET PAVING PASSES.



Begin: August 2026

End: September 2027



4/6/2026

Derek Wedel



CITY OF LA PORTE

BROOKGLEN SUBDIVISION
DRAINAGE IMPROVEMENTS
PHASE 2

Project No.: 45119.001

Issued: 4/6/2026

Design By: CS

Checked By: DW

Scale:

Sheet Title

OVERALL SITE
PLAN

Sheet Number 10 OF 128

South Compartment

- Gladwyne Lane remains
- 14.8 acre-feet of storage
- 25% less storage capacity
- Reduces effectiveness of future storm sewer project
- Access to Pecan Park unchanged



Harris County Flood Control Project



Brookglen Stormwater Detention Basin
Project ID: B512-02-00-E001 Bond ID: C-06



Construction from February 2026 – December 2026

View from Gladwyne



View from Gladwyne



Brookglen Park Parking Lot and Community Center Closed for Repairs

Beginning September 14th, 2026 the Brookglen Park Parking Lot and Community Center will be closed and roped off while the parking lot expansion project is underway. This renovation is scheduled to be completed by the end of November (weather permitting). This will involve adding more parking spaces along the roadway and in the grass area within the existing parking lot, along with resurfacing the existing parking lot. **New playground equipment has been installed and more will be installed**



ACC/Deed Restrictions Report for September 2026

Applications for Improvements = 1

Solar Panel Request APPROVED

Deed Restriction Violations (Notices Sent/Posted)

Trailer/RV/Boat on Property = 2

Grass/Weeds/Trash/Debris = 21

Inoperable Vehicle= 4

Parking on grass in front yard = 3

Gutters/Wood Rot/Paint/Fence = 3

Non-Permitted Business in Home = 1

Financial Report as of October 8th, 2026

of Homes who have paid 2026 HOA Dues = 615 out of 709

of Homes who have not paid 2026 HOA Dues = 94 out of 709

of Homes with a balance owed = 102 out of 709

of Homes who owe over \$1000 in back dues and fines = 18 out of 709
(\$33,182)

YTD Income = \$36,587

Brookglen continues to operate on a balanced budget and maintain healthy reserves

Questions about your account can be sent to bcia_hoa@yahoo.com

Dues can be paid by Zelle at Brookglenzelle@yahoo.com

****Please include your name, address and account #****

Upcoming Dates / Events

Heavy Trash : October 14th – 15th



Santa & Gingerbread: December 13th



8. Public Comment from Residents * *Each resident is limited to a 5 minute maximum during the public comment period. Board Members are not required to respond during the Public Comment period..*

**Note: The BCIA Board will not address individual violations during the monthly meeting. If you have a concern about a violation letter you received or you wish to discuss an issue on another property that needs to be looked into, please stay after the meeting to voice your concerns or contact the board through the BCIA email at Brookglen123@yahoo.com or to the Architectural Control Committee at Brookglen_ACC@yahoo.com . Copies of the HOA rules / restrictions can be found on our website at www.BrookglenCIA.com or you can request that a copy be mailed to your home. Please refrain from using profanity or singling out specific board members or other residents that you may have an issue with. The HOA Board Meetings are not a place for name calling or personal attacks, they are held to provide residents with updates and information about what is going on in our neighborhood. Questions about the Brookglen CIA Finances/Budget can be asked after the meeting and the Treasurer will speak to you to address your question. Requests for financial records/expenses must be submitted in writing to the Treasurer, who will have 30 days to respond to your written request.*

Meeting Adjourned

Thank You For Your Attendance

www.BrookglenCIA.com

Official Brookglen HOA Website

Next meeting is on November 12th

HOA Meeting at 7:00pm