



**Clear Lake City Community Association  
Board of Trustees Open Business Meeting Minutes  
January 21, 2026**

The Clear Lake City Community Association, Inc. Board of Trustees open meeting was called to order at 7:00 p.m. on Wednesday, January 21, 2026, by Vice President Terry Canup.

**The following trustees were present, and a quorum was established:**

President – Stan Cook - Absent

Vice President – Terry Canup

Secretary – Linda Coblentz

Treasurer – Glenda Stroud

Leslie Eaton

Matthew Henehan - Absent

Robert Kuhl

David Martin

Jacob Morgen

Rachel Morales -- General Manager

The Board recessed to closed session for a DRV hearing at 7:03 p.m.

The Board returned to the open meeting at 7:23 p.m.

**Comments from the Audience - None**

**President's Report - Mr. Cook - None**

**Vice President's Report – None**

**Treasurer's Report – Mrs. Stroud** recommended that we table buying a replacement for the CD coming due considering looming bills that might create a cash flow problem. Mr. Canup tabled the issue.

Mrs. Stroud then discussed the status of CLCCA finances this month, noting how expensive everything is. The results are balances lower than last month across the board. We did transfer \$40,000 from the money market account to the Bank of America Operating Account.

Balance of Reserves 12/31:	\$512,404.06
Balance of Operating Account 12/31	\$74,244.61
Balance of Merchant Account 12/31:	\$3,760.86

**General Manager's Report**

Ms Morales reported a total of \$33,428 from in-house collections, legal collections, and fees. She noted that 649 property owners still have not paid the 2025 assessments for a total of \$72, 416 still outstanding.

**Aquastar Contract**

Mr. Canup moved to approve the revised contract with Aquastar Swimming keeping the fees separate. Mr. Kuhl seconded the motion.

	FOR	AGAINST	ABSTAIN
Terry Canup	X		
Linda Coblentz	X		
Stan Cook	abs		
Leslie Eaton	X		
Matthew Henehan	abs		
Robert Kuhl	X		
David Martin	X		
Jacob Morgen	X		
Glenda Stroud	X		

7 for                      0 against                      0 abstain

The motion to approve the revised contract with Aquastar Swimming passed.

The plans for the Health Fair on February 28, the Critters Expo on March 21 and March 22, and the Spring Fest on March 28 are well underway. The search for lifeguards and counselors has begun by reviewing the files of last year’s employees. New coaches for soccer and flag football are also needed.

**Supplemental Community Service Charge Information & Update**

The Board saw the design for two proposed signs. As of January 20, 2026, 286 had voted with 229 for and 57 against. That was 6.69% of the residents.

**HPD PIP** – Mr. Kuhl reported that the scheduled speaker cancelled so it was an open forum. The discussion covered fireworks, speeding on 45, the Differential Response Team’s successful efforts to move homeless encampments from the field behind Sam’s, and crime statistics.

**ACLIC** – Mr. Canup – County Commissioner Adrian Garcia and his team talked about the constable’s role in the series of break ins in Bay Oak. He also promised help for the rapidly deteriorating streets in Clear Lake, mentioning Space Center in particular.

**Standing Committee Reports**

**ARC**

Mr. Canup moved to approve the variance for the fence on Thunderbay. Mr. Kuhl seconded the motion.

	FOR	AGAINST	ABSTAIN
Terry Canup	X		
Linda Coblentz	X		
Stan Cook	abs		
Leslie Eaton	X		
Matthew Henehan	abs		
Robert Kuhl	X		
David Martin	X		

Jacob Morgen	X		
Glenda Stroud	X		
	0 for	0 against	0 abstain

The motion to approve the variance for the fence on Thunderbay passed.

**Budget and Finance** – Ms. Stroud – no meeting, no report

**Communications** – Mr. Martin – no meeting, no report

**Bylaws & Policies** – Mr. Canup – no meeting, no report

**Elections** – No meeting, no report

**Facilities** – No meeting, no report

**Personnel** – No meeting, no report

**Special Committee Reports**

**Revision of Restrictive Covenants** – Mr. Cook – no meeting, no report

**Revision of Founding Documents** – Mr. Cook – no meeting, no report

**Revenue Enhancement** – Mr. Cook – no meeting, no report

**Returned from Closed at 7:27.**

Ms. Coblentz moved to excuse the absences as discussed in closed. Mr. Martin seconded the motion.

	FOR	AGAINST	ABSTAIN
Terry Canup			X
Linda Coblentz	X		
Stan Cook	abs		
Leslie Eaton	X		
Matthew Henehan	abs		
Robert Kuhl	X		
David Martin	X		
Jacob Morgen	X		
Glenda Stroud	X		
	6 for	0 against	1 abstain

The motion to excuse the absences as discussed in closed.

Ms. Coblentz made a motion to move the University Green Patio Home to legal for collections as discussed in Closed. Mr. Canup seconded the motion.

	FOR	AGAINST	ABSTAIN
Terry Canup	X		
Linda Coblentz	X		
Stan Cook	abs		
Leslie Eaton	X		
Matthew Henehan	abs		
Robert Kuhl	X		
David Martin	X		
Jacob Morgen	X		
Glenda Stroud	X		
	7 for	7 for	0 against

The motion to move the University Green Patio Home to legal for collections as discussed in Closed.

Ms. Coblentz moved to approve the minutes of the December 17th Closed Meeting. Mr. Kuhl seconded the motion.

	FOR	AGAINST	ABSTAIN
Terry Canup			X
Linda Coblentz	X		
Stan Cook	abs		
Leslie Eaton	X		
Matthew Henehan	abs		
Robert Kuhl	X		
David Martin	X		
Jacob Morgen	X		
Glenda Stroud	X		

6 for                      0 against                      1 abstain

The motion to approve the minutes of the December 17th Closed Meeting passed.

**Trustee’s General Comments** – Ms Coblentz commented that we had not yet approved the minutes

Ms Coblentz moved to approve the minutes of the December 17, 2025, Open Meeting. Mr. Canup seconded the motion.

	FOR	AGAINST	ABSTAIN
Terry Canup			X
Linda Coblentz	X		
Stan Cook	abs		
Leslie Eaton	X		
Matthew Henehan	abs		
Robert Kuhl	X		
David Martin	X		
Jacob Morgen	X		
Glenda Stroud	X		

6 for                      0 against                      1 abstain

The motion to approve the minutes of the December 17, 2025, Open Meeting passed.

**Comments from the Audience-** Mrs. Stroud commented that she is considering giving up the Treasurer’s position.

The open meeting adjourned at 8:10 pm.

  
 Linda Coblentz, Board Secretary
 
  
 Date

Jul 18, 2026  
