October 19, 2021

Braeburn Glen Civic Club
Board Members
Houston, Texas

Re: Violation of Texas Property Code Section 209.0051 Open Meetings Act

Dear Board Members,

Please be advised that I have been retained by Mr. Manuel Barrera in reference to alleged violations by the Braeburn Glen Civic Club Board Members, particularly, in violation of Texas Property Code Section on Open Meetings.

As you know proper notice must be given to all eligible parties who may participate in any meeting of the Civic Club according to Texas statutory law. In particular,

“(e) Members shall be given notice of the date, hour, place, and general subject of a regular or special board meeting, including a general description of any matter to be brought up for deliberation in executive session. The notice shall be:

(1) mailed to each property owner not later than the 10th day or earlier than the 60th day before the date of the meeting; or

(2) provided at least 144 hours before the start of a regular board meeting and at least 72 hours before the start of a special board meeting…”

Notice given less than 144 hours of a regular board the meeting is clearly a violation of Texas law. We strongly urge you to cease and desist from voting on any item in the meeting scheduled for later today. Failure to follow the law will likely lead to litigation which may find each member liable for their actions.

We trust that you will decide to follow the law.

Respectfully,

YOLANDA NAVARRO FLORES
YNF:mns