

Minutes of Board Meeting

Monday, November 24th, 2025

1. Meeting was called to order by President John Davis at 11:05 p.m.
2. Board members in attendance were John Davis, Caesar Geiger, Sue McLain, and John Biegler. AC members attending were Linda Branthover, Caesar Geiger and John Biegler.
3. Motion was made by John Biegler, seconded by Linda and approved by the ARC to approve the house construction plans of Chad Sills Lot 7 (12045 Eagle Point Ct.) subject to the following conditions:
 - Colors approved are the ones shown on the rendering of your cover sheet.
 - Irrigation system is required.
 - Bahia or St Augustine grass is required.
 - Garbage containers need to be inside the garage or screened if on the side of house to shield from the front road.
 - A swale is to be graded and maintained at the rear of your lot 25' from and parallel to the canal.
4. Motion was made by John Biegler, seconded by John Davis and approved by the Board to approve the house construction plans of Chad Sills Lot 7 (12045 Eagle Point Ct.) subject to the conditions as specified by ARC.
5. Suggestion was made to have the Post office use an extra box in our existing mailbox instead of our P.O. box to save money.
6. The existing 2025 treasurer report and the proposed 2026 budgets were presented by the Treasurer. Motion was made by John Biegler, seconded by Sue and approved to access the 2026 HOA fee at \$175.00 if paid by December 31st, 2025, \$200.00 if paid by January 31st, 2026, and \$225.00 if paid by December 31st, 2026.
7. Motion was made, seconded, passed by ARC (Linda, John Biegler) and Board members (John Davis, John Biegler) to adjourn at 11:35 p.m.

Respectfully submitted, Caesar Geiger, Secretary/Treasurer