

Glenwood Reserve HOA Board Meeting
PO Box 229219 Deland FL 32722

Date: March 11, 2023

Present: Chrissy Nichols, President, Maritza Connelly, Secretary, Shirlanne Bazemore, Treasurer
Absent: Anne Rothenberg, Vice President

Start time: 0829

Open Issues:

Annual Insurance Still have not been able to logon to the site. Emailing with the provider. Chrissy is ensuring she gains access so the annual fees can be paid

Chili Cook Off Changed the date to April 1, 2023 12”00-4:00 PM Sent invites

HOA Documents HOA documents must be retained for 7 years – should go through the docs and remove anything older than 7 years

Annual HOA meeting Scheduled for March 20, 2023 6:00PM, Lifepoint Community Church – sent our reminder and the notes from the 2022 Annual Meeting

HOA Covenants & Deed
Restrictions Update The final update of the HOA Covenants and Deed Restrictions will need to be recorded and sent to all members. We will review the final sent from the attorney for accuracy before sending out to the members and recording

Agenda for Annual
HOA meeting

* Submit notes from the 2022 Annual Meeting for approval
* Covenant and deed restriction update
* Dissolution of HOA, if 5 members are against resolution to dissolve it is a moot point
* Vice President seat is open for renewal, sending out on reminder email if anyone is willing to serve they can self nominate. Form sent in email
* Restriction Enforcement – Self-reporting use the form on the HOA Website Blatant violations will be enforced by the HOA Board
* Community Clean-up – to include trash pickup swales cleaning street sweeping property edging Dunstable and Tewksbury sidewalks to Lemon

New Issues:

Short Term rentals Inquiries for short term rentals in our neighborhood and whether there are any restrictions in our documentation. Do we want to pursue adding restriction to our Covenants and
 Deed Restrictions

Indoor Sprinklers A lot owner was denied a permit by the county because an indoor sprinkler system was not included. The lot owner reached out to the HOA since this was removed from the
 Covenants and Deed Restrictions. This was never an HOA restriction, the only thing we had in our documents was a sentence stating that not having one could prevent you from
 receiving a certificate of occupancy. The Count of Volusia has issued numerous permits in our neighborhood without the sprinkler system. We are not pursuing this matter due
 to it not being an HOA issue

Adjourned: 0932

Respectfully submitted, Approved

Maritza Connelly, Secretary Date:031123 Chrissy Nichols, President Date: