



Hawks Landing of Sebring

ANNUAL MEETING

September 10, 2022

Sebring Chamber of Commerce

227 US 27 S, Sebring, Florida 33870

MINUTES

In Attendance:

Board: Chas Elliott, Dee Dickson, & Mark Latta

Members: Joe Wilhide, Marilyn & Roman Baran, Mercedes Carruthers – proxy & Roland Bishop – proxy

CAM members: Linda Boring & Amanda Carnahan

- I. Certify Quorum/Call to Order: Dee called to order @ 10:05am. Everyone introduces themselves.
- II. Financial Report
 - a. 2021 Financials: Chas reviewed. He briefly explained the history & function of the board.
 - b. 2022 Budget: Chas went through the meaning behind the categories listed on the budget. He touched on future expenditures they need to start saving for.
- III. Report from Board:

Just Rentals LLC
Management Office
807 US HWY 27 S
Sebring FL 33870
863-471-0078



IV. New Business

- a. There are four candidates for the Board, therefore there will be no election and these will serve for the coming year. Officers will be elected and seated in the Organizational Meeting following the Annual Meeting. Owners are invited to attend. Board members for the coming year will be Deirdre Dickson, Mark Latta, Roland Bishop, and Chas Elliott.
- b. Marilyn Baran offered to serve. She was accepted by the board. An organizational meeting will be held to assign offices to the board members at a later time.

- V. Member Concerns: Several topics discussed: solicitors, temporary gate codes, non-emergent number & deputy to contact, etc., security issues in multiple areas. Postal services for community & difference between USPS delivery vs Amazon deliveries. Receptacles for deliveries being worked on. Public access to the lake was also discussed. Mark advised that the neighboring association already has a pier, boat ramp & clubhouse in use with a minimal fee to obtain access. Thus, it is much more affordable than constructing a pier or ramp within the association. Fiscally, the association has many other more pressing issues to address & prepare for. Members agreed. They also expressed their gratitude to the board.

VI. Adjourn: Dee adjourned the meeting at 11:19 am.