

****CORRECTED****



Pickett Downs

Phase I Homeowners' Association

P.O. Box 622551

Oviedo, Florida 32762-2551

Pdhoaphase1@yahoo.com

NOTICE OF SPECIAL MEETING

December 19, 2024

7:00 P.M.

A special meeting of the Pickett Downs Phase I Homeowners' Association will be held **Tuesday Thursday, December 19, 2024** at the **First Baptist Church of Chuluota, 201 Lake Mills Road, Chuluota, FL 32766**, at 7:00 P.M.

The members of the North Lake Picket Easement Association voted to increase the lake dues from \$25 per lot to \$50 which requires an additional \$25 be paid by each homeowner that will need to be added to our current HOA dues of \$650.

This is not a vote to increase the dues as that was already voted in by the members. It is a vote to add the additional \$25 to our current HOA dues rather than having each homeowner write an additional check for \$25.

Adding this increase to our dues allows the HOA to collect the lake key dues and then forward them to NLPEA. Failure to add this to our current dues means that we will not be able to pay the additional fees owed and homeowners may be subject to having their lake key card deactivated by NLPEA.

Please remember that it is vital to have a quorum of Homeowners represented at the meeting to proceed with actions to maintain and improve our neighborhood. If you are not able to be present at the meeting, please sign your proxy and give it to a neighbor who is planning on attending. Any of the Board Members will be glad to present the proxy at the meeting for you if you'd like. This is the only item on the agenda for the special meeting and there will be no open discussion at the end.

The Board of Directors 4th quarter meeting will be held immediately after the special meeting is adjourned.

Sincerely,
PDHOA Board of Directors

Randy Parrish, President
Jewel Tieben, Vice President
Dion Pandy, Architectural Control Committee Chairman

Kathy Aries, Secretary
Jackie Serafin, Treasurer

If you do not plan to attend, please return your proxy prior to the meeting. Please note the following:

- **Designated proxy's name must be filled out on the proxy.**
- **Your designated proxy must be in attendance.**
- **Proxy must be signed and dated by homeowner.**

If any of these are not completed, the proxy cannot be counted.