Attendance:

BOD: Jerry Deneen, Melissa O'Neal, Rob Stephan, Bailey Church

Homeowners: Lot 32 Cafro, Lot 27 Ouellette

Coral Lakes HOA Agenda 3/26/24

Meeting Called to Order: 6:10pm

Meeting Adjourned: 6:50pm

Old Business:

1) Old Violations:
    - N/A

2) Homeowner Requests:
    a) Lot 73 Bell: Project# 24-1 (Pool, patio, pool fence, landscape) Approved 1/16/24 / Underway
    b) Lot 45 Bashant: Project 24-2 (Pool, pool fence, landscape and patio) Approved (1/26/24) / Underway
    c) Lot 40 Kohn: Project# 24-4 (Areca Hedge) Approved 2/7/2024 / Underway
    d) Lot 80 O'Neal: Project# 24-7 (Clusia Hedge) Approved 2/19/2024 / Underway

3) HOA Annual Meeting Location (Courtyard Marriot) reserved on 3/14/24

4) HOA BOD Nomination Forms emailed out on 3/15/24 and 2/22/24 (5 board members up for re-election)
    - Jerry Deneen, Melissa O'Neal and Robert Stephan will have one more year on their term

5) Gate:
    - Front Entry Gate was repaired.
    - Click to enter was installed.
    - Parts needed to complete installation of click to enter to provide power
        - $99 paid by Nick Bates to be reimbursed by the board.

New Business:

1) Approve February meeting minutes
    - Approved, all in favor

2) New Homeowner Requests
    a) Lot 83 Bauhof: Project #24-7 (Food Forest Landscaping) approved via email 3/19/24
    b) Lot 27 Ouellette: Project# 24-8 (Driveway Replacement) approved 3/26/2024

3) New Violations:
    a. emails to be sent regarding boats in driveways

Storage:

1) Waiting List 10 people
    - Bruno Lot #37 was added to Storage Lot (Spot #2) effective 4/1/24

Landscape/ Lake:

1) Lakes treated for surface and subsurface algae

2) Clusia Hedge to be added at the back gate near lot 1at $800 cap for completion.
   Melissa O'Neal makes motions, Rob seconds, All in favor

Infrastructure:

1) FPL Light Pole# 67054505002 (Gem/Opal) not working and reported to FPL on 2/16/24

Finances-

1) March 2024 Finance Report
   a) General Fund- $25,607.26
   b) Road Fund- $160,598.65
   c) Storage Fund- $27,392.49