Boardmembers: Jerry Deneen, Melissa O'Neal, Marcus DeReimer, Larry Kohn, rob Stephan, Fred Bauhof (ARB)

Meeting Called to Order: 6:05pm
Meeting Adjourned: 6:46pm

Coral Lakes HOA Agenda 10/22/24

Old Business:

1) Old Violations
    - Lot 44 Dichiaro – Wood siding remains in disrepair- Violation letter sent 6/5/2024 (Still Violation)
        - Board will attempt to make contact in person

2) Emergency Assessment and Ditch Work
    - Survey to be completed.
    - Survey monuments and/or rebar to be installed.
    - Florida Water Management dictates that an easement exists

3) Water at Gem and Opal
    - Water collected in the area during the storm drained quickly
    - Slope of road hinders drainage
    - Board will reassess once the drainage ditch work is complete.

New Business:

1) Approve September Meeting minutes
    - Jerry Motions, rob seconds, All in favor

2) Culverts on personal property needs to be.
    - Notification of specific properties will be addressed

Storage:

1) Waiting List 7 people

Landscape/ Lake:

1) Lakes treated for surface and subsurface algae

Infrastructure:

1) FPL Light Pole Report Repairs (Larry)
    - FPL closed the request. Larry will confirm.
        - Gem/Opal
        - Lapis
        - Emerald
        - Front Gate

Finances-

1. HOA Dues status
    a. Outstanding 2024 Annual Dues:
        i. 44

1. Jerry motions to forward to attorney, Rob seconds, All in favor

b. Lots due to pay Emergency Assessment to date.
    i. 9, 11, 17, 26, 29, 39, 44, 45, 48, 50, 62, 63, 68, 70, 71, 78, 87, 91, 95, 98.

2. September 2024 Finance Report
    a) General Fund: $64,532.30
    b) Road Fund: $165,007.87
    c) Storage Fund: $29,909.05