

Misty Oaks Annual Homeowners Meeting

Misty Oaks Homeowners Association

Meeting Details

- Date: 12/04/2025 Time: 7:00 PM (EST) Location: Palm Aire Country Club

Agenda

1. Call to Order and Opening Remarks by President Joe Morrison
Introduction of current Board Members
2. President's Report – Joe Morrison
Review of Meeting Purpose and Objectives
Review and approve minutes from last year's meeting
3. Vice-President's Report – Michael Regulbuto
4. Treasurer's Report – Steve Digilio
Presentation of annual budget and expenditures
Discussion of dues and assessments
5. Committee Reports
PACC – New Liaison needed
Architectural Control - Dick Farabaugh
Grievances - Linda Midyett
Legal and By Laws – Joe Morrison
Community Relations – Michael Regulbuto
Roads Grounds and Lake – Michael Regulbuto
6. New Business – Joe Morrison
Introduction of Amended Declaration of Restrictions, Articles and Bylaws
 - a. Announcement of vote result
 - b. Homeowner questions and comments
Election of Board Members Results – Joe Morrison
Presentation of Candidates/Nominees
 - a. James Smith II – on ballot
 - b. Dick Farabaugh – on ballot
 - c. Write-ins
7. Closing remarks and 2026 meeting date announcement
8. Adjournment of Annual Meeting

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1. Board Meeting to establish 2026 Board Positions and Duties