

Indigo #8 HOA

January 28, 2025

HOA Indigo 8 Annual MTG

320 Glenbriar Circle

Attendees: Dave M, Dave F, Barb Foutch, Terri M, Tony and Cathy Calderoni, Robert Sabourin, Rick and Claire Blass, Gloria and Ray Zemaitis, Debbie Haugen, Rich Scherer, Cynthia Heroy, Brenda Gore, Jane Mangiapane, Natalie Lazar, Richard Abem, Kathy and Butch, Dave Norkus

The meeting came to order at 5:34 pm by Dave M

Agenda:

Thank you to everyone Dave N, Dave F and Steve E for mailbox, and front sign.

- Review the minutes from last mtg.
- 2025 budget approved
- Power washed the common areas
- Voting for board 3 open position Dave F, Jeanne, Robert (open slot)
- Four people are running Kim Baker, Rick Blass, Dave Foutch, Dave Norkus.
- Storm drains – Steven the landscape guy keeps flaking, Dave M to find a new company, Robert S to contact him.
- Crate Murtle needs to be trimmed back (Cynthia H) when other trees are cut down and stump grinded
- Motion to approve the minutes by Dave F approved!
- Collections of ballots- Rich Scherer, Richard Abem

Review 2024 Financials – Dave M

- In the black for 2024
- HOAs went up to \$607 per quarter for 2025
- Financials approved for 2024 motion by Dave F, second by Tony all approved

ARC Review requests - Debbie H

- Roof approval- new request approve tonight

CAM departure- vote to self-manage- Dave M

- Once the board is elected, can we reach out to Lauren
- Self-manage option using an accountant for financial items
- We will be looking for a new CAM

- Robert Sabourin will look for a new CAM (will look for others to help) The board to interview the companies once identified.

Violation letters- The Board

Transition Plan to new Board members

- Voting has been completed
- Ten Proxies
- New Board members
 - Kim Baker, Dave Foutch, Dave Norkus

All board members have certification class Feb 12, 2025 from 10:00-2:30 at the attorneys office. Free

Open floor- Dave M

- Richard Abem volunteered to be the welcoming the committee
 - Need guidelines by the Board
- Spring/Summer/Fall BBQ
- Committees are at the direction of the President/Board
- Flag issue- Rules on flags- Ray
 - Florida state says you can have a 20 ft high flag pole, and a temp flag pole on the side of their house, now you can have a satellite dish,
 - You can have a US, state flag, or four military flags, same size flags of the state of Florida
 - No political flags
 - Send out email with FLAG requirements
 - Tree trimming Robert and Brandy All Around Tree Service 386-631-8872

Close Meeting- Dave M at 6:30 PM

Mtg of the Directors is called to order- 6:40 pm

The Board

President, Vice President need to be directors

- Electing officers
- All officers were nominated by an board member and a second by another
- President- Dave M
- Vice President-Dave Norkus
- Secretary – Dave Foutch
- Treasurer – Kim Baker
- MAL- Tony Calderoni

The Brandon Building in New Smyrna Feb 12, 2025 10:00-2:30 PM Class mandatory

