

Americana Gardens Homeowners Association
Board of Directors Executive Session Meeting
Notice & Agenda
Monday, November 11, 2024, at 1:00 p.m.
Clubhouse
(Closed to Membership)

CALL TO ORDER

SECRETARY'S REPORT

- October 14, 2024, Executive Session Board of Directors Meeting Minutes 1 - 2

NEW BUSINESS

- Homeowner Discipline
Hearing (1:15pm) Violation Detail Report 3 - 4

- Owner Delinquencies & Collections
Outstanding AR & Collection Matters 6 - 7

- Third Party Contracts

- Personnel

ADJOURNMENT

Americana Gardens Homeowners Association
BOARD OF DIRECTORS

General Session Meeting Notice & Agenda
Monday, November 11, 2024 at 2:00 p.m.

Clubhouse

Access is limited. Owners are encouraged to attend via Zoom.

<https://us02web.zoom.us/j/81047975134>
69 444 9171 | Meeting ID: 810 4797 5134

Meeting Rules: As the "Open Meeting Act" provides members may observe the meeting but not participate in the Board's deliberation or votes. Members may address issues during the open forum portion of the meeting. Be polite.

CALL TO ORDER

EXECUTIVE MEETING DISCLOSURE

SECRETARY'S REPORT

- October 14, 2024, Board of Directors Meeting Minutes 8 - 10

TREASURER'S REPORT

- January, 2024 – August, 2024 Financial Reports 11 - 32
- Review and Approve 2025 Reserve Study
- Review and Approve 2025 Budget 33 - 34

NEW BUSINESS

- Corporate Transparency Act 35 - 40
- Deck Repairs & Renovation Update
- Dryer Vent Inspection Project
- Steps & Stairs Project

ARCHITECTURAL REPORT

- Review/Ratify Architectural Approval(s)

HOMEOWNER'S OPEN FORUM – comments limited to three (3) minutes per owner.

Owner Participation: During the open forum, each attendee may address the Board for up to three minutes. This is your opportunity to speak to the Board.

NEXT MEETING DATE

- Board of Directors Meeting – Monday, December 9, 2024

ADJOURNMENT