

## Call to Order

### Approval of Agenda

Welcome Homeowners

Board Election questions

Meeting Quorum 15% change

Suspension of Rules for community input

### Approval of Meeting Minutes

November 6, 2023

November 16, 2023 Executive Session

### ARB Report

### Old Business

Bylaws:

Resolution of board election tied votes

Nomination of Board Officers

### New Business

2024 Board Meeting Dates

February 7—transitional meeting, April 24, July 18, October 24, January 9, 2025

**Presentation and discussion of proposed holiday decorations. Vote.**

**Presentation and discussion of proposed entrance LED lighting. Vote.**

**Presentation and discussion of proposed entry logo signs. Vote.**

Declarant Parking Change: 75% HOA members approval

*“There shall be no outside parking on a Lot, improved or unimproved, for longer than 24 hours and includes the following: motor home, trailer, boat, camper, truck, commercial vehicles that are panel truck size or larger, vehicles with more than two (2) axles and/or four (4) wheels (including dually pickup trucks, commercial vehicles that are panel truck size or larger, inoperable vehicles (ie:, vehicles that appear immovable, non-functional, or irreparably damaged), lawn and garden tractors, backhoe, skid steer and other similar landscaping and construction equipment. Such vehicles/equipment must be stored in a garage or outbuilding. **Only passenger cars, sport utility vehicles, or pickup size trucks may be parked outside for longer than 24 hours.** Further, parking and vehicle storage of permitted vehicles is allowed on a driveway and is not permitted on any portion of the homeowner’s yard. No vehicle park in the driveway may be covered with a fabric cover. “*

A Parking Exception of Recreational Vehicles (such as motor homes, campers, ATVs, golf carts, boats)

■ *If an RV, Camper, or Boat is needed to be parked in the driveway for longer than 24 hours, please notify the board and request a 10-day permit at least one week before the desired timing. These situations will be reviewed and approved on a case-by-case basis and approval is not guaranteed.*

*The following parking exceptions are allowed with approval of a permit:*

- *If vehicles are needed for several days for a home improvement project or for moving furnishings*
- *Equipment and vehicles used by movers or contractors making repairs or improvements to a home*

**Treasurer's Report**  
2023 Year End report  
2024 Budget

**Board Members Comments**

**President's Report**  
Legal update  
State of the HOA address

**Homeowner Forum**

**Board Election verification**

**Adjournment**