

Magnolia Glean Homeowners Association (HOA) Special Meeting Minutes

Meeting Date: February 22, 2025

Meeting Time: 2:00 PM

Location: Ruben Relorcaza's Residence

1. Call to Order The meeting was called to order by Ruben Relorcaza at 2:05 PM.

2. Roll Call Present:

- Ruben Relorcaza – Vice President
- Carl King - Treasurer
- Donna Criss - ARC

Absent:

- Donna Knauer - Secretary

3. Agenda:

1. Election of President

- Kyle Humphries – Unopposed = Elected President under the following points in the By Laws, CC&R and Florida Statute Chapter 720:

Bylaws

- page 6 - Any vacancy occurring in the Board... shall be filled by the affirmative vote of a two third majority of the remaining Directors.
- page 23 - When a vacancy occurs in one of the executive offices... it shall be filled by the Board.
- page 9 - All nominations for election to the Board shall be taken from the floor at the annual meeting

CC&R

- page 21 - Any vacancy occurring in positions as director may be filled by... remaining Board members.

- **Florida Statute Chapter 720**

An election is not required unless more candidates are nominated than vacancies exist. If an election is not required because there are either an equal number or fewer qualified candidates than vacancies exist, and if nominations from the floor are not required pursuant to this section or the bylaws, write-in nominations are not permitted and such qualified candidates shall commence service on the board of directors, regardless of whether a quorum is attained at the annual meeting.

2. Front Entrance Sign

3. Main entrance median landscaping

4. Financial status report

5. Status on hiring law enforcement officer to monitor speeding.

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6. Ongoing concerns & CC&R violations

4. Presentation of Agenda

- Magnolia Glen Front Entrance Sign = Carl King provided the update:
It is 36" x 48" Single sided dimensional sign with raised letters, raised inline & border & dimensional hand carved magnolia. Sign is made from high density urethane sign sub straight coated with primer and exterior grade enamel paint.

The sign is mounted to three aluminum 4x4 posts with caps and casing at the bottom as shown. These posts are set in concrete.

Moving forward, contractor finalizing and submitting permit to Santa Rosa County approximately in 2 – 3 weeks.

- Speeding: – solution. Board Members voted yes to hire a law enforcement officer. It will cost us \$127.50 for 3 hours any day of the week (unannounced). The Officer will give tickets. BOD will call the Sheriff's department to setup when to start.
- Parking: – Reference: Magnolia Glen CC&R, Article III, 3.4 (w) - From October 6, 2024 meeting minutes*3 strike rule for violations- After receiving the 3rd letter, you will receive a fine letter. Increments will be \$25.00, \$50.00, \$75.00 then \$100.00, with that being the max and each recurring fee for each subsequent occurrence of the same violation.
- Trash cans: Reference: Magnolia Glen CC&R, Article III, 3.4 (u) = Once trash are picked up - Do not leave your trash cans on the street.
- Ongoing concerns & CC&R Violations = Retention Swales & Private Drainage: – Reference: Magnolia Glen CC&R, Article III, 3.4 (x) and 4.4
... These areas shall be maintained by the **Owners** of the Lots upon which they are located in a natural state...
...4.4) ...Additionally, the Private Drainage Easements...are to be maintained by the **Owner** of the Lot encumbered by such Private Drainage Easement...
...The swales within the Private Drainage Easements **shall not be filled with soil, yard debris, or any temporary shed or buildings... so as not to impede the flow of stormwater.**

Email will be sent to homeowners who are affected (along Micanopy Dr and Cedar Key Dr , and homeowners along Captiva Dr) by this and to check their areas of responsibility and clean it up.

- Holding Ponds: Service Phase 1 and Phase 2 holding pond Bush hog holding pond from waters edge to chain link fencing. Remove drainage trash from waters edge and haul off. Weed eat inside of chain link fencing to ponds edge.
Cost for this year (2025):
Holding pond 1 = \$600.00 per service x 2 = \$1,200.00

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Holding pond 2 = \$700.00 per service x 1 = \$700.00 (bigger area)

- FINANCIAL REPORT = A copy of our financial report is available upon request. We will send you the latest copy as soon as we receive them from Etheridge by providing us your e-mail address.
By using electronic (e-mail) deliveries it will save us money for postage and it is faster.
As of January 31, 2025 there are 44 Homeowners that has not paid/cleared totaling \$16,319.40
- Main Entrance Landscaping = Finalizing the contract. Donna Criss provided the update.

5. Open Forum Members of the association were invited to speak on any issues or concerns.

Some new homeowners do not have the gate codes.

Some homeowners asked when can they get the magnolia trees that will be removed.

Adjournment Motion to adjourn by Ruben Relorcaza. Seconded by Pam Dampeer. Motion carried. The meeting was adjourned at 3:10PM.



Approved by:

Ruben Relorcaza