



**BOD MEETING MINUTES**  
**17 November, 2025**  
**Monthly Meeting**

Present:	PRESIDENT VICE-PRESIDENT TREASURER SECRETARY ACC CHAIRMAN	Michele (Mike) Arduini Andrew Diedrick Carol Sligh – not in attendance Kristi Miller Steven Bross
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Meeting was called to order at 6:33 pm by President Mike Arduini in physical attendance

**Approval of Minutes:** Minutes of October 22, 2025 meeting were approved, uploaded to Timber Pond III website

**Treasurer's report:**

- Balance end of October 2025 = \$23,998.80
- Paid TECO twice Oct/Nov
- Paid new insurance policy \$1,336.12
- Need \$240 +\$200 for Limona Chapel for annual meeting (will get \$200 deposit back)
- Carol will have budget prepared for the annual meeting

**President's Report:**

- No new news

**Vice President's Report:**

- Dues will be raised to at least \$200 per house if we get a management company
- VP got a quote from a management company and will present information at the annual meeting
- "Silver" service is \$1100 per month (total for community and will raise dues \$95 per house per year on top of current fee), "bronze" service is minimum
- Will mention My Safe Florida Program at the annual meeting so residents are all aware

**ACC Report:**

- 821 Daphne residents asked if approval is needed for solar panels (not necessary)
- 1121 Belladonna closing Nov. 25 – new owners need welcome packet
- Nothing has developed regarding illegally discarded trees behind 1125 Belladonna house
- Keep documentation of correspondence with the tree service and email to selves. Illegal dumping over 500 pounds is a felony. SWFWMD recommends we pursue this as illegal dumping
- Reminder no food or drink at the annual meeting

**New Business:**

- Reminder at least one current board member must stay on board and record minutes

**Old Business:**

- Annual Meeting will be December 11
- Raise dues by \$15 to cover increased insurance premium. Dues can only be raised 15% per year

**Next Meeting:** 11 December 2025 (a Thursday); 6:00 pm at Limona Chapel prior to annual meeting

Motion to Adjourn by President Arduini, Second by VP Andrew Diedrick

Meeting Adjourned: 7:22 pm.