SUMMERLAKES HOMEOWNERS' ASSOCIATION

BOARD OF DIRECTORS MEETING

DECEMBER 11, 2025

The meeting was called to order at 7:04 pm. In attendance was David Harding, Susan Meduga, Syed Ali, Fred Baker, and Michele Speedy. Additional attendees included Steve Lewis and Mayor Andy Johnson.

Motion: By Baker, second by Meduga to accept the November meeting minutes as submitted. Motion carried.

Motion: By Baker, second by Meduga, to accept the November Election minutes as submitted. Motion carried.

Outstanding issues regarding open slots for one and two year terms were discussed:

2 year term: David Harding, Harlan Davis, Susan Meduga

1 year term: Frank Palenica, Syed Ali

Fred Baker will continue another year of his two year term.

Motion: By Meduga, second by Ali, to approve the November financial statements as submitted. Motion carried.

Fred Baker, Harlan Davis and David Harding will be account signers. David Harding will have his name on the corporate credit card.

Fred Baker (Treasurer) will take over the Fidelity accounts.

FACILITY UPDATE:

We will have one of the plumbing bidders come in and re-evaluate the crack/issues in the locker rooms. Once a company is chosen the work should begin in late February/March to be completed before pool season begins.

No current update on the hot tub.

Harlan Davis will contact Hang It Up Company to get the tv antennas up and running.

The tree at Continental pond was removed and all the brush in the area behind the pump station leading to the pond has been cleaned up.

We will try to get McCloud Aquatics to come to the February or March meeting to discuss a plan going forward with possible dredging of Continental pond.

Mayor Johnson attended the meeting asking for a status report of the bridge and what our plans for the deterioration are going forward.

OTHER:

Audit - it was agreed to do an audit when the books are closed for 2025.

Reserve Study - agreed that it is time to do another study, time to be determined.

Merger - will talk to attorney to see if there is another (easier) way to get the two associations merged into one. Getting the resident signatures has been difficult.

PRIORITIES FOR 2026:

Getting the facility issues completed as discussed.

Better communication to residents - newsletter, web site, Facebook, etc. Work on getting more resident email addresses for the newsletter distribution.

Getting back on track with collections.

RESPONSIBILITIES of Board members was mentioned; who should be doing/willing to do what and follow up on priorities. To be continued.

The meeting was adjourned at 9:10 pm. into Executive Session.