
**Board of Directors Executive Session Meeting
Notice & Agenda
Monday, September 8, 2025, at 1:00 p.m.
Clubhouse
(Closed to Membership)**

CALL TO ORDER

SECRETARY'S REPORT

- August 11, 2025, Executive Session Board of Directors Meeting Minutes

NEW BUSINESS

- Homeowner Discipline
Hearing - #127 – 1:15pm
Violation Detail Report
- Owner Delinquencies & Collections
Outstanding AR & Collection Matters
- Third Party Contracts
Pool Maintenance Proposals
- Legal

ADJOURNMENT

Americana Gardens Homeowners Association

BOARD OF DIRECTORS

General Session Meeting Notice & Agenda

Monday, September 8, 2025 at 2:00 p.m.

Clubhouse

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

<https://us02web.zoom.us/j/84460784579>

669 900 6833 | Meeting ID: 844 6078 4579

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

- August 11, 2025, Board of Directors Meeting Minutes

TREASURERS REPORT

- January 2024 – July 2025 Financial Reports
- Reserve Study Proposal

NEW BUSINESS

- Enforcement Policy & Fine Schedule
- Phase 1 Roof Seal Coating Proposal
- Reimbursement Request - #140
- Entry & Deck Resurfacing Proposals
- Balcony & Door Painting Proposals
- Frontier Update
- Electrical Proposals
- Plumbing System Design Proposal
- Dryer Vent Inspection Project
- Steps & Stairs Project Update

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, October 13, 2025

ADJOURNMENT