

PINE RIDGE PROPERTY OWNER'S ASSOCIATION, INC.

BOARD OF DIRECTORS BUSINESS MEETING

To be held at the Community Center
Wednesday October 22, 2025, at 6:00 P.M.

AGENDA

1. Roll Call
2. Pledge of Allegiance
3. President's Comments
4. Members' Comments, Agenda items only* (30 min max.)
5. Review Minutes/Approve
 - a. Regular Board Meeting Minutes September 24, 2025
 - b. Special Board Meeting Minutes September 19, 2025
 - c. Special Board Minutes October 7, 2025
 - d. Board Workshop Minutes October 7, 2025
6. Communications
 - a. Treasurer's Report September 30, 2025, subject to audit
 - b. Manager & Committee Reports – In the Packet
7. Unfinished Business
 - a. Concrete Project for Dog Park- approve bid; /Vote:
 - b. Approve Committee and Charter - Pine Ridge Preservation Committee (PRPC); /Vote:
 - c. Approve Chair PRPC; /Vote:
 - d. Approve Bid to complete external lighting improvements; /Vote:
8. New Business
 - a. Zoom Policy; /Vote:
 - b. Collection Policy Update with Estoppel Fee Increase; /Vote:
 - c. Resolution to Reset 2026 and forward Annual Meeting Date; /Vote
 - d. Election Calendar of Events; /Vote:
 - e. Update to New Home Build Application; /Vote:
 - f. Model Home Sign Application; /Vote:
 - g. Approve Horse Show Event organized by PREL and allocation of supporting funds; /Vote:
 - h. Approve Security System Upgrades Bid; /Vote:
 - i. Approve Electrical Bid -Security Room; /Vote:
9. Legal/Liens/Foreclosure/Tax Deeds or Fines; /Vote:
10. Deed Restriction Variance Requests; /Vote:
11. Members' Comments, General (30 min max.)
12. Adjournment

Only Members of PROPA may attend. During Member Comments, speakers must identify and state their address and limit their comments to a maximum of three minutes during the 30-minute allotted time. FS 720.303(2)

Please sign up to Stay in Touch and CINC Web axis on the Pine Ridge website at www.pineridgeassn.com. This is the official PRPOA site for information.

Tom Russell/President approved this agenda for distribution 10/17/2025 and Gail Denny sent the same to all Directors via email on 10/17/2025.

Date Posted on Official Board: _____ Time: _____ Staff: _____