



**NOTICE OF BOARD OF DIRECTORS' BOARD MEETING**

**Friday, March 13, 10:30 AM**

**7845 Berkshire Pines Drive (Clubhouse Ballroom)**

**In-Person & Via Microsoft Teams**

**AGENDA**

<https://teams.microsoft.com/meet/25142823929185?p=rzydPKOs72INiHosII>

**Meeting ID:** 251 428 239 291 85

**Passcode:** nh26h2oP

**Phone conference ID:** [1-323-433-2299](tel:1-323-433-2299)

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1. **Call to Order, Roll Call of Directors, Proof of Notice, Establish Quorum.**
2. **Approval of Prior Meeting Minutes:**
  - a. Approve the Board of Directors February 19, 2026, Minutes
3. **Treasurer's Report:**
4. **Committee Report(s):**
  - a. ACC Committee

7729 Haverhill Ct	Installing hurricane rated windows, Recommend Approval
7725 Haverhill Ct	Installing hurricane rated windows, Recommend Approval
7852 Stratford Ct	Roof Tile Replacement, Recommend Approval
7817 Stratford Ct	Tree Removal, Recommend Approval
7615 Berkshire Pines Dr	Invasion Tree Removal, Recommend Approval
7835 Berkshire Pines Dr	Tree Removal at MHOA expense, Recommend Approval
7548 Berkshire Pines Dr	-Installing hurricane rated windows, Recommend Approval
  - b. Social Committee
  - c. Lake Committee
6. **New Business:**
  - a. Approve the purchase 10-ton air conditioning system for the ballroom. This system has 2 -5-ton condensers and 2 in1 air handler in the attic. Tru/Trane Model # 1PA5AHc0007A1D30A  
Condenser Model: 1PA5AC0601000A 2 systems air conditioners for ballroom costing \$16,960.00 plus any associated supplies:

**7. Board Announcements:**

- a. The 2 vendors who made For Sale signs for use in the community are no longer in business. Currently, ACC Guideline AC-5 indicates there exists a dimension standard for the signs but doesn't state it and Rules & Regulations #22 refers back to AC-5. AC-5 also states where For Sale signs are to be placed. The Board should discuss requesting the ACC to recommend deleting AC-5 from the ACC Guidelines. Then the Board could propose new language for Rule & Regulation #22 that specifies For Sale sign dimensions, sign content, and where the signs are to be placed in yards.
- b. Discuss the need to seek bids to upgrade the inadequacies of the current electric capacity of the Clubhouse kitchen

**8. Member/Owner Comments:**

- a. Members wishing to speak are asked to sign up on the signup sheet under the specific issue they wish to address.
- b. The Board will recognize the Member by name and invite them to share their comments.
- c. Members are entitled to speak for up to three (3) minutes on any agenda item at the appointed time. Member's may speak on the same agenda item a second time, for up to one and a half (1 ½) minutes after all other members wishing to speak have done so.

**9. Adjournment**

Move to adjourn the meeting.