

SARINNA LAKES HOMEOWNERS ASSOCIATION
Board of Directors Meeting Minutes
New Smyrna Beach Regional Library
June 20, 2026

I. CALL TO ORDER AT 10:04am and VERIFICATION OF QUORUM

- President Walter J. Franek established a quorum.
- Board members present: Walter J. Franek, Kathie Anderson, Charles Steele, and Neo Dionglay.
- Owners Forum: The meeting notice was posted on the community billboard and on the Intracoastal Management website.

II. INTRODUCTION OF GUESTS: Scribe for meeting minutes, J. Dionglay

III. APPROVAL OF MINUTES from last meeting on April 18, 2026; 1ST motion by Kathie Anderson, 2ND by Neo Dionglay.

IV. TREASURER'S REPORT (Charles Steele):

- Sarinna Lakes remains financially healthy.
- We currently have \$147k in total assets (between operating accounts and CDs).
- Recent expenditures have been incurred for community improvement.
- There has been an increase in the number of HOA fee delinquencies – we are currently at 11.

V. Intracoastal LCAM Report (Kathie Anderson):

- Patty is no longer with Intracoastal.
- Deb will be doing drive-bys; most recent was 6/6, next one will be 6/23.
- Parking on the sidewalk and on the common area continues to be an issue.
- Our landscaper is working on the common area by the mailbox.
- The Intracoastal website is currently being updated.
- Suggestion was made to consider asking City of NSB to enforce ticketing for overnight street parking.

VI. OLD BUSINESS:

Resident Report for Beautification

- G. Carle presented a report on areas in our community (i.e., behind residents' backyards, common areas) that have been neglected. She

will communicate with our LCAM. Meeting to be requested with landscaper and LCAM in August to address these issues.

Entry Security Camera

- Charlie is checking into re-positioning the video surveillance camera at the front entrance so that it faces Sugar Mill Drive.

Need for BOD Candidates

- We currently have four BOD members; we are in need of a fifth member.

VII. NEW BUSINESS:

Fining Committee Consideration

- Three residents have volunteered. Letters to be sent to residents with proposed policy.

Storm Drain Survey for Hurricane Preparedness

- Storm drains in our community were checked, and no issues were found.

Fountain for Front Entrance

- Research was done and three bids were obtained; lowest cost including labor is under \$6k.
- BOD will vote at next meeting to proceed with installing a fountain at the front entrance as part of the beautification project (with no impact to HOA dues).

VIII. RESIDENT QUESTIONS/COMMENTS:

- J. Carle reported that cars are being parked on the common grass area in front of the community on a regular basis.
- G. Carle observed that there are a few homeowners not taking sufficient care of their front yard.

IX. ESTABLISH NEXT MEETING DATE as October 3rd, 2026 (annual meeting).

X. MOTION TO ADJOURN MEETING at 11:27am, 1ST motion by Kathie Anderson, 2nd by Neo Dionglay.

Minutes recorded by: Judie Dionglay, Scribe.

Minutes reviewed by: Neo Dionglay, Secretary, Sarinna Lakes BOD, June 24, 2026.