



A Deed Restricted Community
C/O Wise Property Management, Inc.
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Property Manager - Camilo Clark
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*A Non-Profit Corporation For The Homeowners of
The Fawn Ridge Housing Community
Located In Citrus Park, Florida*

2023 BOARD OF DIRECTORS

PRESIDENT

Matthew Racine
president@fawnridge.org

VICE PRESIDENT

Chris Renshaw
vicepresident@fawnridge.org

SECRETARY

Ashley Coxwell
secretary@fawnridge.org

TREASURER

Denise Acevedo
treasurer@fawnridge.org

DIRECTOR

Greg Smith - director@fawnridge.org

COMMITTEE CHAIRPERSONS



Architectural Review Committee

Jeanne Gorecki - arc@fawnridge.org

Neighborhood Watch Committee

Jeanne Gorecki - watch@fawnridge.org

Social Committee

Open Seat - social@fawnridge.org

Fining Committee

Anne Westmoreland - fining@fawnridge.org

Web and Communication Committee

Jade Skarda - web@fawnridge.org

Evelyn Knoll -

communication@fawnridge.org

DATE: December 13th, 2023
TIME: 7:00 PM EST
LOCATION: Maureen B. Gauza Public Library and Zoom

Call to order: 7:00 PM EST

Roll Call: Elected Board Members

A. General Discussion:

- a. *Open floor limited to 3 minutes per speaker*
- b. *Presenter - Nadia Combs*

B. Approval of Meeting Minutes:

- a. *November 8th, 2023 - BOD Meeting*

C. Unfinished Business

- a. **Governing Document Modifications**
 - i. *Flock Surveillance Policy – Vote to Adopt Update*
 - ii. *Policy, Procedures, Fining Policy – Legal Update*
 - iii. *Architectural Guidelines – Vote to Adopt*
 - iv. *Proposed Amendments Plan – End of the Year Meeting*
- b. *Community Border Wall - Update*
- c. *Entrance Sign(s) Redesign - Update*
- d. *Mini-Grant - Update*
- e. **Community Maintenance**
 - i. *Set date to Mulch Entrance*
 - ii. *Christmas Lights/Decor - Update*
- f. **Winter Social Events**
 - i. *Christmas Decorations Competition*
 - ii. *Fundraising*

D. New Business

- a. *Management Contract / Two Monthly Inspections*
- b. *2024 Budget*
 - i. *Review / Approval of 2024 Budget*
- c. *2025 Budget - Set Date Back for November*
- d. *Annual Meeting - Set Date 1/24/2023 6:30 pm - 8:45 pm*

E. Ongoing Business

- a. *Violations - Report/Fining/Schedule*
- b. *Community Maintenance*

F. Reports: Limited to (4) four minutes each.

- a. *Treasurer – Denise Acevedo*
- b. *Architectural Committee – Jeanne Gorecki*
- c. *Neighborhood Watch Committee – Jeanne Gorecki*
- d. *Fining Committee – Anne Westmoreland*
- e. *Social Committee – Open Seat*
- f. *Web and Communication Committee - Jade Skarda/Evelyn Knoll*
- g. *Property Manager – Camilo Clark*

G. Next Meeting

- a. *Date: January 24th, 2024 @ Maureen B. Gauza Public Library and Zoom*
- b. *Time: 6:30pm – 8:45pm*

H. Adjournment