



**The HOA of Avalon Village, Inc.
A Corporation Not-for-Profit**

BOARD OF DIRECTORS MEETING MINUTES

The Board of Directors Meeting of the **The HOA of Avalon Village, Inc.** will be held at the following place, date and time:

Place of Meeting: **681 Oak Chase Blvd**
Spring Hill, FL 34609

Date of Meeting: **Thursday June 11, 2026**

Time of Meeting: **6 PM**

ZOOM LINK

Join via Zoom Meeting

<https://us06web.zoom.us/j/87841051861?pwd=PuzV1nGLZMQaa2CbC7NQ9RbjbdCOup.>

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Meeting ID: 878 4105 1861

Passcode: 614525

305 224 1968 US

BOARD OF DIRECTORS MEETING AGENDA

1. Call to Order/Determination of Quorum: John Wegner, Becky Perez, Elkins Dahle present. Bobby Burkholder via zoom. Quorum established Meeting called to order at 6:04 p.m. 1st Becky Perez 2nd Bobby Burkholder-motion carried forward unanimously approved.

2. Proof of Notice: Motion to accept proof of notice. 1st Becky Perez 2nd Bobby Burkholder-motion carried forward.

3. Approval of minutes from last board meeting: 1st Becky Perez, 2nd John Wegner-.motion carried forward.

4. Old Business: 1st Becky Perez, 2nd John Wegner-motion carried forward -unanimously approved.

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4. New Business:

- Discuss Clubhouse parking lot restriping

Board accepted proposal from Parking Lot Services in amount of \$4,725.00. 1st Bobby Burkholder 2nd John Wegner-unanimously approved.

- Discuss/approve Logo rebranding choices

Board rejected logo rebranding, 1st Bobby Burkholder, 2nd Elkins Dahle-unanimously approved

- Discuss and approve drain pipe and concrete pads for clubhouse

Board accepted PID Carreras, LLC proposal for amount of \$2,700.1st Bobby Burkholder, 2nd Elkins Dahle-unanimously approved.

- Discuss/approve mulching of tree rings for Black magic crepes that have been planted

Board accepted Down to Earth Landscape and Irrigation proposal for \$629.01 1st Elkins Dahle, 2nd Bobby Burkholder-unanimously approved.

- Discuss funding options for pool resurfacing

Board tabled for a future date and discussion.

- Discuss/approve replacement of intake grates in main pool as per the Virginia Graham Baker law

Completed and brought into compliance per VGB law requirements.

- Abatements last 4 account numbers 1266 and 3819 and 2942

Board voted moving forward with abatements 1st Bobby Burkholder, 2nd Elkins Dahle-unanimously approved.

- Discuss Down to Earth contract and issues

Tabled until August meeting. More discussion will take place at August meeting .Down to Earth should have a representative of company in attendance.

- Discuss SWFMD water restrictions

County will revisit their countywide restrictions on July 1st.

- Discuss pool issues.

Jim will check into dust-dawn sensors and alarm for Avalon West Pool. Also check with power company about increasing lights. Checking on plants for Avalon West Pool area. Board approved Jim sending out a resident memo reminding residents they should and can contact the Hernando County Sheriff's Dept. about issues at pool because board members aren't always available.

5. Resident Questions on any items: Four residents in attendance .One via zoom.

6. Adjournment: Board meeting adjourned at 6:48 p.m.1st Bobby Burkholder, 2nd Elkins Dahle-motion unanimously approved.