

Huntington Estates Homeowners Association

Working Meeting Minutes

Friends, there are a lot of links in this email (underlined) to documents in our webpage. Click on the underlined "Go to link:" that appears when you click on the underlined word(s)

Zoom meeting link:

<https://us06web.zoom.us/j/84178922338?pwd=AghSaqR8OFZNbgOTIG9A7wkDhbBph9.1>

Meeting ID: 841 7892 2338; Passcode: 530987

One tap mobile +13052241968,,84178922338#,,, *530987# US; Dial • +1 305 224 1968 US

For members preferring to participate in person, rather than attend via zoom.

Location: 3556 Carrington Dr., Tallahassee, FL 32303 – Secretary Amado's home

The agenda has some information known now and "tba" for info "to be added" at the meeting.

1. **Tuesday, Sept. 9, 2025** – Call to Order at **7:05 p.m.**

- Attendance Review and President's Remarks – Dawn

Directors: Carlos Amado, Terry Maier. Dawn Haggerty, Liliana Lindsey, Lois Davis, Sarah Kinel,. Absent: Sam Marshall and Marisol Roberts. Members: Deborah Newton

I. Old Business and Director Reports

2. Secretary and **Maintenance Committee Reports** – Carlos

- NOTE: To keep minutes in real-time the Secretary may need to interrupt to document the conclusion or action plan after a topic discussion.

a. Click this link to view the July Quarterly Meeting [Minutes](#) - from 7/15/25.

- Vote to **Approve** these Meeting Minutes will be at the October Quarterly Meeting.

b. New homeowners at the Meyer's previous home at 3653 Westmoreland Dr. Clinton and Catherine Powell – SW Engr. with 3 children ages 10, 5, and 4.

c. Xfinity tech saying the construction dept. is the one that needs to be buried. Have sent techs three times in the past 4 months, but they just report the issue. We have a cable in Carrington Dr and one across Westmoreland Dr.

d. Requested quotes from several companies for trucks to blow or vacuum leaves Quarterly.

- C&M Parking Lot Sweepers, Adel GA, Schwarze Gale Force Truck \$1,500 /Q = 6K.

- [Neighbors:](#) Zero Turn \$1,092 /Q = 4.4K. Norwood Land Services \$925 /Q = 3.7K.

- No response from Just Parkin, Shipping Center Maint. Co. or Smith Elite Striping.

- Hourly Labor will do for \$250 /Q = 1K. Vote after discussion

NOTE: The Board meets monthly between Quarterly meetings to follow-up Open Business, New Business, and routine matters. Most decision votes are tabled until Quarterly meetings to have more member comments. All meeting minutes are also posted on the [HEHA website](#), and progress is reported in the Quarterly meetings. Contact the HEHASecretary@gmail.com to get the Zoom passcode and be able to join these working meetings.

a. The next Member's Quarterly Meeting will be Tuesday 10/14/25 at 7 p.m.

3. Treasurer Report

- Sam

- a. 2025 Assessments payment status: All Paid
- b. Total Bank account as of **5/15/25** is **\$37,315.89**: Truist bank \$21,502.98 plus... Road Fund transfer \$16,312.50.
Goal: Invest \$17,404/yr (45% of annual dues); compound 5%/yr. for 20 yrs. starting 2025.
- b. Sam to coordinate with Nick Calabro the 2024 financial audit - Pending
Sam's meeting with Nick Calabro and Ginny Maddox was cancelled due to emergency.
Carlos: Ginny could do financial audit, even 2024 if acceptable with Sam, et. al.
- c. Contacted Clay about being our tech support for \$15/hr. This way we maintain his skills in programming and treasurer applications annual transitions. Clay programmed most of the webpage applications and added Treasurer apps like MoneyMinder. (sold his home).

4. Architectural Control Committee Report

– Sarah / Terry / Carlos

- Mr. Hagen's Fence in Carrington Dr. is still in progress
- Pending another Westmoreland Dr pool. Plans received in July.
- Temporary tent cover for 2nd car in driveway and walkway at old Wiley home. Approved
Provided anchoring and damage responsibility understanding. Also suggested a car cover.
- Roof replacement for the Blom's was approved and contractor notified of OK
- Slab and Shed installation at the Lohman's home was approved by Sarah.
- Driveway expansion by Mike Machie was approved by Sarah.

5. Recreation Committee Report

– Dawn / Sarah / Carlos

- Halloween, Friday 10/31/25, will not be done next year.
Plan a get together and survey the community about events in 2026.
Possibly have a pot-luck at the Annual Members Meeting in November.

6. Nominations Committee Report

– Marisol / Sam / Carlos

- a. Directors ending their 2-year tour are Terry, Sarah, Marisol, and Casey.
First 3 confirmed running for the 2026-2027 period. Casey sold her home 7/2/25.
- b. Remaining Directors: Dawn, Sam, Carlos, Liliana, and Lois (replaced Clay).
The goal is to have 9 Directors. May have 1 to 3 vacancies. Need volunteers
- c. Nominations and Election Process:
 - Broadcast opportunity to volunteer for the board, with 9/30/25 deadline.
 - Secretary obtains candidate background writeups and drafts ballot for Director review
 - Nominations Chair presents list of candidates at the October Quarterly Meeting
 - Mail ballots to members by 10/15/25, more than 14 days prior to the Annual meeting.
 - Count and certify the voting results by 11/10/25 before the Annual 11/11/25 meeting.

II. New Business / follow-ups, and Q&A*

*Note: Speakers should target 3 minutes max per item or may be asked to submit a question or issue in writing. The HEHA President will provide guidance during the meeting, as needed.

Liliana mentioned the use of screens over

III. Confidential/Attorney Discussions – Board of Directors only.

Stop recording.

Meeting ended at 8:30 p.m.

Carlos Amado
Volunteer / HEHA Secretary
Maintenance Committee Chair
(850) 676-1625