

Huntington Estates Homeowners Association

Members Meeting AGENDA

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: 3641 Westmoreland Dr., Tallahassee, FL 32303 – President Dawn Haggerty's home

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

1. **Tuesday, October 14, 2025** – Call to Order at **7:00 p.m.**

- Attendance Review and President's Remarks – Dawn

Directors: Dawn Haggerty, Sam Marshall, Michael Roberts, Carlos Amato, Sarah Kinel, Terry Miller, Jillian Linder, David McCall, Deborah Newell

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

c. 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. and 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 or if monthly service \$3K

- The hourly labor was the preferred option from the survey; [with the option of doing it monthly](#) rather than quarterly and still be \$700 below the closest other option

d. Purchased a 13'x13' portable tent for events at cost of \$143.

e. The City utilities cleared a few water pipe valves slightly covered with road asphalt.

f. Xfinity buried the Westmoreland cable. Looks like they have marked for digging at in Carrington Dr to bury the remaining cable after 6 months.

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 Meeting is our annual meeting Tuesday 11/11/25 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.
- c. 2024 financial audit status. Nick Calabro normally does these audits.
Ginny Maddox has volunteered to do future audits.

4. Architectural Control Committee Report - Sarah / Terry / Carlos

- 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, THURSDAY 10/30/25, 5-7 pm, 700 Timberlane Rd., Tallahassee, FL 32312 at Culley's Meadow Wood Funeral Home & Memorial Park ☺ (Grant Kimball neighbor) Adult & Child Costume Prize at 6:30 p.m. Food Trucks available. Broadcast flyer by 10/15.
- Plan a get together and survey the community about events in 2026.
Possibly have a pot-luck at the Annual Members Meeting in November.

Survey results: 13% of the community responded (12 of 91 lot owners)
1 new volunteer for Director at-large – Peggy Ramsberger, new neighbor in 2025.
57% Opted for the Lawn care laborer blowing leaves. Vote to implement
1 possible HS student volunteering to do community work "once every 6-8 weeks"

Yes percentage to the following events:

- a. 75% Pot-luck Annual Members Meeting
- b. 58% Easter Egg Hunt
- c. 58% 4th of July Fireworks
- d. **42%** Hallowing trunk or treat
- e. 75% Community Movie Night – "with food truck"

6. Nominations Committee Report - Marisol / Sam / Carlos

- a. Directors ending their 2-year tour are Terry, Sarah, Marisol, and Casey.
Remaining Directors: Dawn, Sam, Carlos, Liliana, and Lois Davins.
The goal is to have 9 Directors. Voting for 4 slots. Have 4 candidates ☺.
Incumbents Running: Sarah Kinel, Terry Meier, and Marisol Roberts
New Volunteer Running: Peggy Ramsberger.
- b. Remaining Process:
 - 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.
Let Carlos know if you want to participate in the count subcommittee by 11/3/25.

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.

III. Confidential/Attorney Discussions – Board of Directors only. **Stop recording.**

Meeting ends at 8:30 p.m. - target

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