

**Mabury Ranch Homeowners Association
Board of Directors Meeting
June 24, 2025**

MEETING NOTICE & AGENDA

NOTICE OF MEETING: The next Board of Directors Meeting for Mabury Ranch Homeowners Association will be held on Tuesday, June 24, 2025. The Meeting will be called to order at 6:00 p.m. via Zoom.

Meeting ID: 840 4369 1852

Meeting Password: 935011

Phone Number: 1-669-444-9171

****Homeowners will only be able to speak during homeowner forum unless otherwise approved by the Board of Directors****

- I. Executive Session – 6:00 p.m.**
 - A. Approval of Agenda**
 - B. Approval of Meeting Minutes**
 - 1. May 27, 2025, Executive Session Meeting Minutes
 - C. Member Discipline & Enforcement of Governing Documents**
 - 1. Violation status report
 - D. General Business**
 - 1. City negotiations
 - 2. Proposal submitted by Tinnelly Law Group for legal services
 - E. Payment of Assessment and Delinquency Accounts**
 - 1. Outstanding list
 - F. Adjournment**
- II. Call to Order General Session – 6:30 p.m.**
- III. Approval of Agenda**
- IV. Homeowner Forum**

3 minutes per member, not to exceed 30 minutes total per Davis-Stirling Act. The HOA CANNOT exceed a total of 30 minutes on Homeowner Forum or the Board will not have sufficient time to review the business of the Association in the allotted two-hour meeting. Thank you in advance for your cooperation.

 - 1. Correspondence
- V. Consent Calendar**
 - 1. May 27, 2025, General Session Meeting Minutes
 - 2. Approval of the June check run
 - 3. Architectural review status report
- VI. Committee Reports**
- VII. Financials**
 - 1. Financial reports for the period ending May 31, 2025
- VIII. Architectural**
 - 1. Proposed revisions to the Architectural Standards
- IX. Landscape**
 - 1. Proposal submitted by Nieves Landscape, Inc. for parkway strip planting on Bryce Ave. and homeowner agreements
- X. General Business**
 - 1. Proposal submitted by Tinnelly Law Group for legal services
 - 2. Proposal submitted by Fence Menders, Inc. for wrought iron gate repair at the end of Smokey
 - 3. Proposal submitted by Lights Express for holiday lighting
 - 4. Sully Miller
 - 5. Santiago Creek Vision Plan
- XI. New Business**
- XII. Adjournment**