

Valencia Park HOA BOARD MEETING Minutes – Wednesday, May 27, 2026, 7PM - East Pool Clubhouse

President: Annette Pardue

Vice President: Kaylyn Khran

Treasurer: Craig Williams

July and August leave

Call to Order 7:05

Approval of Minutes/APR26 Meeting - Motion to waive approved.

Treasurer's Report - All stable, noted expenses for replacement bathroom doors and coping repairs

Beautification Committee Report

The team has divided the neighborhood into individual sections for June and July.

The notices left with owners are suggestions from the board to avoid city code enforcement actions

Architectural Committee - Annette

Pools - Riverroll– Geykel repaired coping for west pool full perimeter

Contacted Kyle about low water level at East Pool, continue to monitor and work, needs to be higher to help clean the pool, Kyle advises the pool has settled over time and is no longer level.

Pool rope replaced, trying to think of alternatives for less breakage. Craig to plead for exception from Pinellas County Health Department. Kyle loosening the ropes to better handle the strain.

Kyle to advise on residual equipment and material in the West pool pump room.

CNC updates - Lisa

Unfinished Business/Update

Security

Cameras and software are up and running. Thanks to Jeff from Security Ox. Thanks to Annette for chasing this down.

Fobs will be delivered from last meeting

Contract with Security Ox, see if they can supply the keyfobs

Maintenance Person

Francis and Natasha from our community.

Open Forum.

Madra says Daniel (code enforcement) came by and is working the problem. No electric service, occupant is living in their truck running at night. Parking to direct exhaust towards their home. Garage door is down, property clean up underway.

Marylyn and Madra to follow-up with Duke on neighborhood energy conservation opportunities for homes. Look for meeting hall (churches?)

New Business

Pool problem

People having sex in the pools, addressed in Q2 newsletter.

Rodent infestation problems in homes

Same policy as the fences, resolution is between owners.

BOD to review bylaws for any HOA mediation policy.

Looking for new volunteers – several options if interested

House color painting approval - Bob Sage Green approved

Anything else? Move bulletin board to locate it at the east pool entry

Meeting adjourned – 7:45