

The Glen Homeowners Association of Citrus County

BOD Meeting Minutes

August 4, 2025 @ 2:00 PM

Villages Services

2541 N. Reston Terrace

Hernando, FL. 34442

BOARD OF DIRECTORS MEMBERS IN ATTENDANCE

Larry Johnston, President

Chris Wheelden, Vice President

Mary Bandish, Treasurer

Shirley Platt, Secretary

Vicky Ezzell, Director - Absent

OTHERS IN ATTENDANCE

Kristina Jones – CAM

Homeowners in attendance: 2

CALL TO ORDER

The meeting was called to order on August 4, 2025, by Larry Johnston, President at 2:00 P.M. A quorum was established with four (4) board members in attendance, in person. The meeting was held at Villages Service 2541 N. Reston Terrace, Fl. 34442.

PROOF OF NOTICE

Notice of meeting, as per statute, was posted to the association memo board and on the website.

ACC APPROVALS

A **Motion** was made by Shirley Platt, Secretary to approve the ACC for Lot# 025 request to Install Permanent Generator and seconded by Mary Bandish, Treasurer. All in favor. Motion Passed.

A request was made by Lot# 061 requesting to Remove 2 Trees. This was tabled. Homeowner was present and agreed to allow the Board have JLH to come assess the tree and see if they are able to Trim Tree enough to make safe and manageable for homeowner, before agreeing to remove completely.

MINUTES

A **Motion** was made by Chris Wheelden, Vice President to approve the June 2, 2025 minutes and seconded by Larry Johnston, President. All in favor. Motion Passed.

TREASURER

A **Motion** was made by Shirley Platt, Secretary to approve June 2025 Financials and seconded by Larry Johnston, President. All in favor. Motion Passed.

A **Motion** was made by Larry Johnston, President to approve July 2025 Financials and seconded by Shirley Platt, Secretary. All in favor. Motion Passed.

A **Motion** was made by Shirley Platt, Secretary to renew CD (Acct# 7645929015) with the 7 Month Special at 3.95% and seconded by Larry Johnston, President. All in favor. Motion Passed.

2026 Budget discussion: Tabled...Sharon unavailable – Board is going to make separate meeting.

A Motion was made by Shirley Platt, Secretary to move forward with Attorney Allison J. Brandt for the Foreclosure with Lot#014 and seconded by Larry Johnston, President. All in favor. Motion Passed.

The above motion was made because the Attorney before was unable to complete.

Grounds Report

Landscaping schedule change – Table until next month and more information can be obtained.

OLD BUSINESS

Speed bumps – waiting to be delivered.

NEW BUSINESS

Discussed adding 2,000.00 to Budget for Chinch Bugs spraying.

ADJOURNMENT

With there being no other business, a **MOTION** was made by Shirley Platt, Secretary to adjourn the meeting at 3:43 P.M. The motion was seconded by Mary Bandish, Treasurer.
ALL IN FAVOR.