



SAN SIMEON NEWSLETTER

HOA Board Meeting 11/12/2024 6 PM San Simeon Clubhouse

Dear Residents of San Simeon,

SAN SIMEON PHASE I RESIDENTS' ASSOCIATION, INC.

321 INTERSTATE BLVD.

SARASOTA, FLORIDA 34240

(941) 378-0260 FAX (941) 378-0322

NOTICE OF BOARD MEETING

Topic: San Simeon Board Meeting at Clubhouse or Zoom

Time: November 12, 2024 06:00 PM Eastern Time (US and Canada)

AGENDA

- 1. Motion to Approve the standing committees and other committees as presented**
- 2. Approve purchase of a Speaker for zoom meetings, microphone, etc. up to \$100**

3. Election buddy (hopefully all Board Members have watched the 15 minute video previously sent.) Motion to proceed.

4. Review Budget Committee's Reserve Study proposed 2025 funding.

5. Discuss recommendations of the budget committee's reserve study;

1. Discuss deletion of the following reserve accounts:

1. Concrete Paving Allowance

2. Pool Equipment Allowance

3. Fountain Equipment

4. Signage - Entry Monument

5. Asphalt Sealing,

2. Discuss reallocating funds for the following reserve accounts:

1. AC Condenser

2. AC Handler

3. Clubhouse, Security

4. Concrete Paving Allowance

5. Pool Interior – marcite; Spa - Acid wash

6. Pool Decking

7. Pool & Spa Equipment

8. Gate Operator, Barrier

9. Lake Fountain/Equipment

10. Signage - Entry Monument

3. Discuss creation of a reserve account for Irrigation Pumps.

4. Based on the outcome of discussions on item #1 there may be a requirement to discuss a Membership meeting and vote to correct and amend the reserves prior to creating the 2025 budget.

5. Determine the current reserve value of Horton Paint Reserve.

6. Discuss increasing the common area maintenance budget for 2025.

7. Discuss increasing the Pool & Spa Repairs budget for 2025. Review Icon Pools equipment replacement schedule.

8. **Discuss Tot Lot scope of project and 2025 funding requirements.**
9. **Future funding of the September 2025 property insurance premium.**
10. **Discuss and identify any new 2025 common area expenditures that are not currently funded by reserves.**
11. **Discuss any additional expenditures for landscaping enhancements in 2025.**
12. **Discuss any anticipated expenditures for mulch in 2025.**

Donna Nardine is inviting you to a scheduled Zoom meeting.

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Join Zoom Meeting

<https://us06web.zoom.us/j/88448765965?pwd=VnDqXSjEjehjV3cC7DoJhUzXy9Z35g.1>

Meeting ID: 884 4876 5965

Passcode: 418187

-San Simeon HOA Board of Directors

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