

Lily Lake Property Owners Association, Inc.
Board of Directors Meeting
February 11, 2026

Roll Call: Chasity Carpenter, Sue Eisenhart, Jerry Gallo, Bob Kovar, and Teresa Simpson

Sue Eisenhart, Vice President, opened the meeting precisely at 1:00 p.m. A motion was made by Chasity Carpenter to waive reading the minutes from the last meeting. This was seconded by Jerry Gallo. It was carried.

Old Business:

- Sue brought up the price of fences with the two bids we had. The fences footage is approximately 1,894 feet all across Village and behind part of Fairway. R & S Fence had a bid of \$32,000; Brooker Fence had a bid of \$35,000. Although the Brooker bid was higher, we chose them because they currently work with us on the gates and have a good track record. A motion was made to accept the Brooker bid; it was seconded by Jerry Gallo. The vote carried.

- Bid for the work on the compound were as follows: Stryker \$26,000; Hopson \$32,000 for taking up the asphalt. Jerry said to go down to the landscape nursery across 27 and the material they used is of the same material we would have in the compound. All the roadways will be done, 3 inches thick, water, and compress it. Jerry made a motion to accept Stryker. It was seconded and the vote carried.

New Business:

- Sue explained why we are doing a Census, and that it would be done again for the next two Mondays.

Construction Forms:

- A construction form for 471 Pine Loop was presented; a motion to accept this construction was made; it was seconded and carried by unanimous vote.

Park Reminders:

- AED demonstration is today in the Clubhouse for those who want to take this training.
- Comcast: Our contract started July 1, 2025; be sure to address any installation issues before July 1, 2026.
- Polk County issued water restrictions for once a week.
- Please don't use retractable leashes.

Finances:

- Chasity gave us a brief report on our current finances, explaining an extraordinary expense of water. The leak detection company has come in and found the leak around the pool. This will be fixed as soon as possible. Bob spoke to the issue on the pool leak. There is a two-inch grate all around the pool. All the overflow tubes have dissolved, so this caused the water to go into the overflow.

We have been offered an anonymous donation to resurface Bulhman Way. It was motioned to accept this offer, and it carried. Thank you!

With no further business, the meeting was adjourned.

Sincerely,



Teresa Simpson, Board Secretary