

Minutes of April 2,2026 Board Meeting

Quarterly meeting of the Board of Directors of The Trails Property Owners ' Association , Inc. was held on April 2ND 2026 at 2pm and located at the gazebo park at The Trails 18400 211th Rd, Live Oak, FL 32060.

Board of Directors : Ron Winchell (President), Thomas Andrews (Treasurer), Jill Rogers (Secretary) , also present, approximately 14 property owners.

First Order Of Business – Call To Order

The meeting was called to order at 2:10pm by President Ron Winchell. It was deemed a quorum was present. Proper notice for the meeting was acknowledged .

Second Order Of Business – Approval of Minutes

Minutes from December 13, 2025 Board Meeting were made available for consideration . The Board waived a formal reading of the minutes. Tom Andrews motioned to accept the minutes. Ron Winchell seconded the motion. Minutes were approved.

Third Order of Business – Treasurer's Report

Treasurer Thomas Andrews delivered the Annual report for 2025 and Treasurer's report for Q1 2026 to be supplemented by CMC Q1 report.

Forth Order of Business – Unfinished Business

Review of 2026 approved budget and re-prioritize based on new information . Legal consulting fees, paving John Allen Bridge and security cameras will have to be cut from the budget and mowing and tree trimming budgets will need to be reduced and rely more on volunteers .

Fifth Order of Business – New Business

- State of The Trails report
- Review/discuss and evaluate CMC performance for Q1
- Road maintenance plan
- Review/approve owner waiver/oath
- Phase IV membership resolution
- 720 compliance
- Review/discuss/approve addition to official rules
- Plans for Annual member meeting preparation

Sixth Order of Business – Adjournment

There being no further business to discuss, the meeting was motioned by Ron Winchell and seconded by Jill Rogers to adjourn at 3:40pm. Approved :

By:_____

Title:_____

Date:_____

The Trails Property Owners' Association, Inc.