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Maidstone/Reserve Property Owners Association, Inc.
c/o Lang Management
8311 Holly Tree Trail
Port Saint Lucie, FL 34986
Phone: 772-489-9501

Maidstone Board of Directors' Meeting

Thursday, October 21, 2021 at 9:30 A.M.

At the Island Club
9200 One Putt Place
Port St. Lucie, FL 34986
and
Via Zoom

AGENDA

- I. Call to Order/Establish Quorum
Motion to approve the agenda
- II. Approval of Meeting Minutes – September 16, 2021
- III. Homeowner Comments on Agenda Items
- IV. Presidents Report
- V. Manager's Report
 - a. Compliance Report
 - b. Monthly Inspection Report
 - c. Work Order Status Report
- VI. Treasurer's Report
 - a. Monthly financials
Motion to approve financials
 - b. Delinquency Report
Motion for delinquent collections
- VII. Committees
 - a. ARC report
 - b. Legal Report
 - c. Landscape Report
 - d. Communications Report
 - e. Welcome Committee
 - f. Neighborhood Watch
 - g. Social Report
 - h. Noise Committee

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VIII. Old Business

- a. Review and motion to modify the late fee collection policy to comply with the new statute as of July 1st, to include the following language: "Lang Management's staff accountant will be deemed the agent for the purpose of signing the sworn affidavit", attesting to the mailing to a delinquent owner a "Notice of Late Assessment" before any further collection action may be taken.
- b. Review and motion to approve the capital contributions policy

IX. New Business

- a. Board Action on Unresolved Issues
Motion for Compliance issues
- b. Motion to approve Christmas decorations for the front entrance
- c. Discussion and motion to approve a Neighborhood Watch Flyer for the Welcome Committee meetings

X. Homeowner Forum

XI. Adjournment