

THE GOLF VILLAS LANDSCAPE ASSOCIATION, INC.

**Meeting of the Board
January 22, 2026 at 6:30 PM
Virtual Meeting by Zoom
Minutes**

1 **CALL TO ORDER**

2 The meeting was called to order by Gene Rado at 6:34 p.m.

3

4 **DETERMINATION OF A QUORUM**

5 Present were Gene Rado, Kathy Zuege, Larry McGoldrick, Debbie Tyo and Allie Klein. Also present was Shane
6 representing PCM and Epi Carvajal, Patrick and Terry McLane representing Pine Lake.

7

8 **PROPER MEETING NOTICE**

9 Notice was posted in accordance with the Bylaws of the Association and requirements of Florida Statutes.

10

11 **APPROVAL OF MINUTES**

12 A **motion** was made by Allie and seconded by Kathy to approve the minutes of the December 11, 2025 Board
13 Meeting. *Motion passed unanimously.*

14

15 **APPROVAL OF FINANCIALS**

16 A **motion** was made by Gene and seconded by Allie to approve the November & December financials. *Motion*
17 *passed unanimously.*

18

19 **PRESIDENT'S REPORT:**

20 None: We are in another serious drought period. Discussion was had by the Board.

21

22 **OFFICER'S REPORTS**

23 • Treasurer: Kathy gave a report on the November & December 2025 Financials. Discussion was had by
24 the Board.

25

26 • Secretary: None

27

28 • Vice President: None

29

30 **COMMITTEE REPORTS**

31 Web Site – Gene Rado: Website is up to date with the exception of the new Tara Master ARC Standards. Allie
32 will provide them to Gene who will get them switched out.

33

34 **OLD BUSINESS**

35 None

36

37 **NEW BUSINESS**

38 7617 Teal Trace – Remove & Replace Some Trees & Hedges - \$3233.41: Board discussion was had. **Motion** by
39 Gene, second by Kathy to Remove the Christmas palm and replacing it with another Christmas palm, remove the
40 hedge and replace it with 10 Arbo colas and remove the dollar and holly tree. Further discussion was had. This is
41 a modified version of the original proposal so the final cost might vary when finalized. *Motion passed*
42 *unanimously.*

43

44 7612 Teal Trace – Replace Some Sod & Add Yellow Ixora - \$664.30: Discussion was had by the Board. Motion
45 by Debbie, 2nd by Kathy to approve the quote. *Motion passed unanimously.*

46

47 6123 Aviary Court – Sod & Plant Replacement - \$503.00: Board Discussion was had. **Motion** by Larry, 2nd by
48 Kathy to approve the quote. *Motion passed unanimously.*

49

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50 6108 Aviary Court – Sod Replacement - \$860.00: **Motion** by Kathy, 2nd by Gene to approve the quote. ***Motion***
51 ***passed unanimously.***

52

53 **OWNERS CONCERNS OR COMMENTS** (limited to 3 minutes each)

- 54 • Michael Kloss: Requesting a bit more attention with weeds in the grass and planting trimming.
- 55 • Ernest Orlove: Not happy with the level of service that Pine Lake is providing.
- 56 • Cari Harney - 6328 Wingspan Way: The Tara Master ARC sent her a violation letter concerning a dead
57 tree. Motion by Debbie, 2nd by Kathy to remove a holly tree at this lot.

58

59 **BOARD MEMBER COMMENTS**

- 60 • Larry McGoldrick: None
- 61
- 62 • Kathy Zuege: None
- 63
- 64 • Allie Klein: None
- 65
- 66 • Debbie Tyo: None

67

68 **OTHER MATTERS TO COME BEFORE THE BOARD**

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70 **NEXT SCHEDULED MEETING**

71 February 19th, 2026

72

73 **ADJOURNMENT**

74 A **motion** was made and seconded to adjourn the meeting. ***Motion passed unanimously.*** Meeting Adjourned at
75 7:42 p.m.

76

77 Respectfully submitted,

78 Shane Raniere