CYPRESS SPRINGS OWNERS' ASSOCIATION
BOARD OF DIRECTORS, BUDGET & JOINT ARB MEETING AGENDA

Notice is hereby given that the Board of Directors meeting of Cypress Springs Owners Association is scheduled as follows:

DATE: **October 13th, 2025**
TIME: **7:00 pm**
PLACE: **Cypress Springs Clubhouse/Pavilion**

ALL HOMEOWNERS ARE ENCOURAGED TO ATTEND.

It is the Board of Directors policy to allow homeowners to speak on any agenda item for up to three minutes.

AGENDA

Call to Order

Establish Quorum

Proof of Notice

Review and Approve Minutes of October 9th, 2024 Annual Membership Meeting
Review and Approve Minutes of prior Board Meeting – September 8th, 2025

OCSO Report

Treasurer's Report
- September 2025 Financials
- Approval of 2026 Budget with Resolution
- Coupons and Letter
- CPA Audit and Engagement Letter (if available)

Committee Reports
- Landscape Committee report
- Maintenance Committee report
- ARB Committee Report

Manager's Report
- Legal update (Quarterly Report)
- Collections and Liens
- Violations

Old Business
- Online Voting Report
- Benches on Parkway

New Business
- Tree Removal Resolution
- Fire Inspection for Extinguishers and Emergency Lights

Open Forum (3 minutes per topic)

Adjournment