

Stagecoach Property Owners' Association

Meeting of the Board of Directors In-Person at Stagecoach State Park or via Zoom:

<https://us02web.zoom.us/j/87427694841?pwd=OGN1v9azPB142TmkW3uZZpjhGkZb6Z.1>

May 6, 2026 at 5:00 pm

AGENDA

1. Call to Order & Determination of Quorum
2. Approval of minutes
 - a. Approval of February 23, 2026 Board Meeting Minutes.
 - b. Approval of April 23, 2026 Board Special Meeting Minutes.
 - i. Hiring of Adrian Pougailles for PCM
3. Ratification of Email Motion (Passed Unanimously) - Motion to ratify the Board's unanimous email approval of a new member to the Architectural Control Committee.
4. General Manager Report
5. Project and Compliance Manager Report
6. Treasurer's Report
7. ACC Appeal – Atkinson Appeal
8. Member Comment – For items not on the agenda
9. New Business
 - a. Lot Consolidation – 33480/5 Arabian Way
 - b. Friends of Stagecoach support request
 - c. Haywagon Trail Special Assessment request
 - d. Proposal to conduct regular chipping at the slash pile
 - e. Amendment of Policy 2025-3 to add a definition for "above-grade"
 - f. Amendment of Policy 2025-3 to add restrictions in Section 4. a. (ii.) applicable to ancillary buildings constructed after construction of the Residence
 - g. Proposed Policy 2026-1 stating the procedures to implement the "special assessment" language in the Covenants.
 - h. Proposal to expend a portion of the "restricted" South Shore road funds to improve drainage ditches bordering various roadways in South Shore.
10. Old Business
 - a. Lease with OCFPD for the land which the fire station sits on
 - b. Nordic Trails/Slash Pile Shed
 - c. Committee Updates – any action items necessary
11. Adjournment