

Veterans Villas III Homeowners Association, Inc.

veteransvillasmail@yahoo.com

www.veteransvillas.com

Please join us for our virtual Annual Meeting. We will be discussing:

1. How to use the redesigned website: an email address and password is required for restricted access sections
2. Pasco County installation of "NO PARKING" sign and replacement of "NO FISHING/ALLIGATORS" signs
3. Installation of Notice Board at entrance to community
4. Completed dredging of drainage ditch parallel to Veterans Villas Drive on FGUA property
5. Review of deed restrictions including parking, pets, grills, etc.

**2026 Veterans Villas Joint Annual Meeting Phase I and Phase III
January 27, 2026 7:00 – 8:30 PM**

Please join my meeting from your computer, tablet or smartphone.

<https://meet.goto.com/137755293>

You can also dial in using your phone.

Access Code: 137-755-293

United States: [+1 \(224\) 501-3412](tel:+12245013412)

Get the app now and be ready when your first meeting starts:

<https://meet.goto.com/install>

Links will be emailed to all homeowners in January who have provided an email address to the HOA.

**TURN PAGE OVER FOR MORE IMPORTANT INFORMATION.
THANK YOU**

Some Housekeeping Notes:

➤ **PLEASE NOTE MAINTENANCE REMAINS AT \$60.00/MONTH.**

Option 1: \$60.00 due first of each month.

Option 2: \$180.00 due Jan 1, Apr 1, July 1, Oct 1.

Option 3: \$360.00 due Jan 1, July 1

Option 4: \$720.00 due Jan 1.

Late fees incurred after 30 days.

- Copies of the **2025 Financial Report** will be posted on www.veteransvillas.com
- **2026 Contact Information Sheet** enclosed. Please complete and return in enclosed envelope. Failure to return carries a **MINIMUM \$25.00 fine**. **This is a new form.** Please use this year's form. You may also complete it online at www.veteransvillas.com using the Phase III tab. **Remember you must have a password to access forms. Please follow the directions on the website to create a password.**
- **Tenants Summary of Deed Restrictions** is still required. It has been updated to comply with new legislation. Please use the new form for any future submissions. You will receive a separate request if you have a new tenant or we do not have one on file for your current tenant. Failure to return this form signed by both the owner and non-owner resident carries a **MINIMUM \$25.00 fine**.
- **Termite Inspection** is scheduled for Monday, February 16, 2026. This inspection will be an **exterior inspection only unless one of the following conditions occurs:**
1. The owner of the unit specifically requests an interior inspection **in advance** by calling Palm Pest and Lawn at 1 352 592-8484 or emailing Palm Pest Office at office@palmpestandlawn.com.
 2. The technicians see evidence of termite infestation from their exterior inspection.
- The Board of Directors will meet virtually at 6:00 PM on the following dates in 2026: January 20, 2026; April 21, 2026; July 21, 2026; October 20, 2026 (budget). If you wish to attend the virtual meeting, you can request a link at veteransvillasmail@yahoo.com up to two weeks in advance of each meeting. The agenda is printed below and posted to www.veteransvillas.com under the Phase III tab.

Board Meeting Agenda

- I. Call to Order
- II. Quorum Established
- III. Review/Approval of Minutes
- IV. Review/Approval of Financial Reports
- V. Unfinished Business
- VI. New Business
- VII. Board Members Open Discussion
- VIII. Adjournment of Meeting