Timberlake Owners Association, Inc.

c/o Elim Services, 1941 Mayport Road, Atlantic Beach, FL 32233 (904) 241-8886

NOTICE OF BOARD OF DIRECTORS MEETING

NOTICE IS HEREBY GIVEN, in accordance with the Bylaws of Timberlake Owners Association, Inc., that there will be a meeting of the Board of Directors for The Timberlake Owner Association, Inc at the following date, time, and place:

Date: 12/10/25
Time: 6:30 PM – 8:00 PM (Timberlake's Annual Meeting of Members will begin at 6:30 p.m., which has been previously noticed. The meeting of the Board of Directors will be held immediately following the Annual Meeting.)

Place: Fernandina Beach Library – 25 N. 4th St. Fernandina Beach, FL 32034 (Meeting Room)

BOD Meeting Agenda:

1. Call to order
2. Establish Quorum
3. Review and Approval previous Minutes
4. New Business
    a. Board Composition Update
        1) 2025 BOD Election Update (no election due to less than / equal number of volunteers compared to Board Seats available)
        2) Board Composition Administrative Items
        3) 2026 Officer Appointment
    b. Management Company Process Updates
    c. Exterior House Color – Color Palette Discussion
    d. Action Item List Review
        1) Items include (but not limited to) – landscaping RFP process, pressure washing, parking lot restriping, weir structure repair, road maintenance, etc.
    e. Compliance Update
    f. Luckey's proposal - continue discussion
    g. JEA site maintenance discussion (tabled at last BOD meeting)
    h. Confirmation of 2026 board meeting dates & locations
    i. Other New Business (if applicable)
5. Old Business:
    a. Not Applicable (all agenda items included in "New Business")
6. Open Forum Time Permitting

Contact Information:

- Our neighborhood is deed restricted. A copy of our governing documents is available at www.ElimServices.com Click on "My Community" and search for Timberlake.
- If you need an estoppel or information for a sale, please go to our website and complete the online request.
- If you have a request regarding ARB's please email your inquiry to ARB@ElimServices.com
- If you have a request regarding assessments or a statement, please contact AR@ElimServices.com
- For other needs, please contact the office, M-F, 9 to 5, at Info@ElimServices.com
- As always, association **emergencies** should be directed to the 24/7 office line 904-241-8886.