Timberlake Owners Association, Inc.

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

NOTICE OF BOARD OF DIRECTORS BUDGET 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 to determine the 2027 Operating Budget:

Date: 10-29-2026
Time: 6:00 PM – 8:00 PM

Place: Zoom Meeting https://us06web.zoom.us/j/6371187387?omn=89472073928
(Meeting is via Zoom. Elim's Physical Office Location – 1941 Mayport Road, Atlantic Beach, FL 32233)

BOD Meeting Agenda:

1. Call to order.
2. Establish Quorum
3. Review previous Minutes
4. Old Business:
    a. Painting Palette Discussion
    b. Pool Contractor Update Discussion
    c. Amenity Center Gate Continued Discussion
    d. Amenity Center - Additional Lighting / Security Discussion
    e. Update on Vandalism Summary & Discussion (damage done and associated repairs (entrance. signs, playground equipment, fence, update on investigation (if any) / likelihood of recovering costs)
    f. Playground Equipment Discussion
    g. Insurance Renewal Review
5. New Business
    a. Plan for Annual Meeting
    b. Other New Business (if applicable)
6. 2027 PROPOSED Operating Budget Overview
    a. Board line item review "workshop"
7. Board -Vote for 2027 Operating Budget
8. Collections Policy Discussion
9. Compliance Update
10. Open Forum Time Permitting (3 minutes per owner, per agenda item. We are happy to answer right away if we can, otherwise, glad to research and get back to you.)
11. Adjournment

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.
- 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.