

**Cypress Head Residential Homeowners Association, Inc.**

**“The Lakes at Cypress Head”**

*c/o TLC Professional Group, LLC, 1648 Taylor Road Box 476, Port Orange, FL 32128*

*e-mail- [Cheryl@TLC-PG.com](mailto:Cheryl@TLC-PG.com) phone (386) 219-2010.*

**Annual Meeting of the Membership**

**February 11, 2026**

**6:30 PM**

**Club House - 6251 Palm Vista Street, Port Orange**

**Agenda**

CALL TO ORDER:

- Establish Quorum.
- Pledge of Allegiance

MEETING MINUTES:

- Read or waive the reading of the Annual Meeting Minutes of February 8, 2023 and approve.  
(there was no Annual Mtg in 2024 or 2025 because we did not reach quorum)

FINANCIAL REPORT:

- Review of December 31, 2025 Financial Statements
- Review of 2026 Budget

OLD BUSINESS:

- 2025 Accomplishments
  - Established website
  - Established mailbox committee
  - Cleaned Miami curbs
- Website **[CHLakes.com](http://CHLakes.com)**

BOARD MEMBER REMARKS:

HOME OWNER PARTICIPATION:

ELECTION OF DIRECTORS: We received three Intent to Runs for three openings, no election is required and none will be held.

ADJOURNMENT:

**Organization Meeting of Directors**

Immediately following the Annual Meeting

**Agenda**

CALL TO ORDER:

DECIDE BOARD POSITIONS

RESOLUTION FOR BANKING

ADJOURNMENT

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**Board of Directors Meeting**

**February 11, 2026**

**Club House - 6251 Palm Vista Street, Port Orange**

Immediately following the Organizational Meeting

**Agenda**

CALL TO ORDER:

- Establish Quorum.

MEETING MINUTES:

- Read or waive the reading of the Meeting Minutes of October 8, 2025 and approve.

FINANCIAL REPORT:

- Financial Statements of January 31, 2026
- Status of Assessments

OLD BUSINESS:

- Data files for Speed sign
- Landscape Agreement with the Master Assoc.
- FCD Conservation Area “lightning” tree
- Sidewalk @ 1096 CCD

NEW BUSINESS:

- Drainage problem by the Berm on CSP
- Back Gate cameras
- Install CHL Mailbox at Clubhouse
- Rat poison
- Reimbursement from Massey for Mailbox

BOARD MEMBER REMARKS:

RESIDENT PARTICIPATION:

SCHEDULING OF NEXT MEETING:

April 8, 2026 at 6:00 PM at the Clubhouse

ADJOURNMENT