



Ridaught Landing Three Association Incorporated
950-23 Blanding Blvd, PMB #321, Orange Park, FL 32065

REF: HOA Board and CVHC Meeting Minutes

DATE: February 24, 2025, at 6:00 PM, ZOOM # 72934812189

Notice: Notices were provided as per Florida Statute.

AGENDA

1. **Call to order.**
2. **Motion to forgo reading of the last meeting minutes.**
 - a. **Vote taken / Motion passed.**
3. **Votes taken / Referrals made to CVHC.**
4. **Meeting adjourned.**

CVHC members: 3 of 4 CHVC members present. Board Members (BoD): 2 of 3 Board member present.
Secretary for meeting notes: Michael Maloney

First Item: Meeting was called to order.

Second Item: Last meeting minutes readings were not read by Motion and Vote of our Board.

Third Item: Outstanding / uncured HOA violations were discussed for review and possible referral to the Community Hearing Violation Committee (CHVC). The following actions were taken by the BoD:

HOA account 1264: Violation of V.21. Exterior Appearance and Maintenance. No fines imposed as violation cured prior to meeting.


HOA accounts 1064 and 1173: Violation of V.22. Garbage and Refuse. No fines imposed as violation cured prior to meeting.

HOA account 1130: Violation of Article V.21 Exterior Appearance and Maintenance. Fine of \$30.00/per day from original notice.

HOA account 1070: Violation of Article V.21 Exterior Appearance and Maintenance. Fine of \$30.00/per day from original notice.

Fourth Item: Board members asked if FWC could possibly restock our lakes instead of Lake Doctors in an attempt to save HOA Lake Reserve Monies. FWC was contacted and advised they only restock public lakes. Also asked was re-contact with Clay County Dept of Public Works to vacuum/clean the HOA storm water drainages. Public Works was contacted to perform such activity under request #11074.

Fifth Item: Meeting adjourned.

/s/Michael J. Maloney (Approved and adopted on 2-24-25) by Creeks Edge Management LLC for Ridaught Landing Three Association, Inc.