



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

REF: HOA Community Violation Hearing Committee (CVHC) Minutes

DATE: September 01, 2024, at 11:00 A.M.

LOCATION: Fleming Island Library 1895 Town Center Blvd, Fleming Island, FL

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. **CVHC hearings and votes.**
4. **Meeting adjourned.**

CVHC members: 3 CVHC members were present. Board Members: 2 Board members were present.
Secretary for meeting notes: Michael Maloney

First Item: Meeting was called to order.

Second Item: Last CVHC meeting minutes by Motion and Vote were not read.

Third Item: The following matters were heard and voted upon by our CVHC:

HOA account 1106: Violation of Article V. 7. Landscaping. Fine of \$31.00/per day from original notice date to HOA curing date, plus cost of HOA contracted Landscaping. Voted in the affirmative to impose fine and costs of HOA contracted Landscaping.

HOA account 1105: Violation of Article V. 21. Exterior. Fine of \$30.00/per day from original date of notice if violation remains uncured. Voted in the affirmative to impose fine.

HOA account 1089: Violation of Article V.7. Landscaping. Fine of \$31.00/per day from original notice date to HOA curing date, plus cost of HOA contracted Landscaping. Voted in the affirmative to impose fine and costs of HOA contracted Landscaping.

HOA account 1153: Violation of Article V. 21. Exterior. Fine of \$30.00/per day from original notice date if violation remains uncured, plus HOA Final Delinquent Account Notice prior to Attorney collection referral. Voted in the affirmative to impose fine and move forward with Attorney collections. One CVHC member abstained from voting on this matter.

Three CVHC hearings were cancelled as these homeowners cured these violations prior to the hearing date.

Sixth Item: Meeting adjourned.

/s/Michael J. Maloney (Approved and adopted on 9-1-24) for Creeks Edge Management for
Ridaught Landing Three Association, Inc.