



CARROLLWOOD VILLAGE PHASE II HOMEOWNERS ASSOCIATION, INC.

**BOARD OF DIRECTORS MONTHLY
AND**

ARCHITECTURAL REVIEW COMMITTEES MEETING

DATE: TUESDAY, July 28, 2026

TIME: 6:00 PM

PLACE: The Carrollwood Cultural Center, 4537 Lowell Rd., Carrollwood Village Room

AGENDA

- I. CALL TO ORDER
- II. ROLL CALL
- III. APPROVAL OF MINUTES – June 30, 2026 Meeting Minutes
- IV. PRESENTATIONS: HOMEOWNER OPEN FORUM (Maximum Three Minutes)
 - HOA President – Opening review and comments (Klubek)
- V. UNFINISHED BUSINESS:
 - A. Violations (Klubek)
 - B. Avista Discussion under Phase 2 (Klubek)
 - C. Avista Survey (Campbell)
- VI. NEW BUSINESS:
 - A. Avista - Alexanders Est 7349 Annuals (Klubek)
 - B. Board Communication Methods (Klubek)
 - C. Nominating Committee Discussion (Campbell)
- VII. REPORTS FROM MANAGEMENT AND COMMITTEES:
 - A. Financial Update (Reynolds)
 - B. Architectural Review Committee (Klubek)
 - C. Avista Violations for Attorney: N/A
 - D. Phase 2 Violations for Attorney:
 - 1. 14704 Clarendon: Lot Upkeep
 - 2. 14704 Clarendon: Lot Upkeep – Landscape Bed Maintenance
 - 3. 14704 Clarendon: Palm Maintenance
 - 4. 14207 Banbury: Palm Maintenance
 - 5. 14708 Clarendon: Lot Upkeep – Landscape Bed Maintenance
 - 6. 14708 Clarendon: Lot Upkeep
- IX. NEXT MEETING:

The next meeting of the Phase II Board will be held on August 25, 2026 at 6:00 p.m.
- X. ADJOURNMENT: