



**Board of Directors Meeting**  
**November 20, 2025 - 6:30 pm Seven Oaks Clubhouse**

**Deed Restricted Community**  
**Managed by Associa Gulf Coast**

Amy Herrick, Community Manager  
aherrick@associagulfcoast.com

**2025 Board of Directors**

*President*  
Gary Lemberg

*Vice President*  
Mark McBride

*Treasurer*  
Jon Tomsu

*Secretary*  
Marie Joles

*Director*  
Kimberly Bruce

*Director*  
Jack Christensen

*Director*  
Allen Luo

**MEETING AGENDA**

**I. Call to Order**

**II. Roll Call**

**III. Adoption of Agenda**

**IV. Approval of Minutes**

**V. Public Comments – 3 minutes**

**VI. New Business**

1. Direction for CD matured on 11/18 - reinvestment
2. Camera Maintenance Contract
3. Camera Networking Pilot Contract
4. Insurance Purchase and Requirements
5. Status of violations, delinquencies and prepaids
6. CAM transition activities
7. Treasurer Report / Financials
  - a) Review of FY 25 closeout
  - b) Tax / Audit
  - c) Revised budget planning
8. 26526 Shoregrass driveway coating project

**VII. Old Business**

1. Paint Colors

**VIII. Adjournment**



## **Board of Directors Meeting**

*A Not-For-Profit Corporation  
Seven Oaks Property Owners Association, Inc.*