

Peppertree Lake HOA meeting October 21, 2025

Call to Order: 7:00pm

Financial Report:

Operating \$71000

Reserves: \$216706

Income: \$2800

Just a bit under budget last month

\$14000 under budget for cable

Manager's Report:

Fence repaired (between PTL and apartments)

Pothole in front of clubhouse repaired

Old business:

Flood Claim Update -

There are funds to pay Velocity.

27 units finished with final inspections

5 units waiting to for final inspections (appliances not in units)

Balcony repairs

Unit 2006 balcony finished except for paint

Look into next round of balconies

Carport Removal

\$300 and finished

Power capped off and filled in

Light repairs

Light near Building 24 still out (needs to be rewired)

Lights along lake still out

New Business

Pet Restrictions: Currently 1 cat or dog under 25 pounds

Motioned and seconded – 2 pets maximum under 25 lbs each

Storm Sewer Grate: will be replacing grate and box. Cost confirmed to be split with Peppertree Village

Palm Trees – Specifically the Birds of Paradise Palms (around pool) are scheduled to be cleaned up

New Car Id's to be cling rather than sticky

To be for new tenants/owners and replacements for new cars

Handyman has been hired – Mon, Wed, Fri – 4hrs a day until caught up then 3 hrs.

Next Meeting 11/18/25 - Budget Meeting

Meeting Closed: 8:00pm