

Brandywine Homeowners Association, Inc.
Board of Directors Meeting Minutes
Condo Clubhouse
04/08/2025

Call to Order

- at 7:00 PM
- by Stan Wickett

Verification of Quorum

- 5 of 5 Board Members in attendance.
- Liliane Benucci, James Graesart, Stan Wickett, Cooper Beaty, Daniel Perez

Proof of Notice

- Notice provided in accordance with Florida Statutes

Previous Meeting Minutes:

- Motion to approve the previous Board of Directors Meeting minutes from 03/11/2025 as Submitted.
- By: Lilane Benucci
- 2nd by: Cooper Beaty
- Vote: Unanimous by Members Present

Old Business

- **Report: COA Negotiations**
HOA attorney has edits from the board. Following up on next steps
- **Report: Update on Weir**
First part of project complete and working on final steps
- **Report: Flood Prevention**
Need to see how new weir handles rain/flow before any other decisions

New Business

Adjournment

- Motion to adjourn at 7:37 PM by Liliane Benucci
 - 2nd by Cooper Beaty Vote: Unanimous by Members Present
-

Brandywine Homeowners Association – ARC Report April 2025

Chair – Martha Underriner	Committee: Lorin Myers, Laura Remington, Kevin DeBruyne, Ray Knowles
---------------------------	----------------------------------------------------------------------

Requests

Date	Address	Request	Status
3/11/25	1095 Burgoyne Rd (Kelley)	House paint	Approved
4/02/25	2700 Saratoga Rd (Underriner)	Remove two declining water oaks	Approved
4/04/25	1045 Burgoyne Rd (Valentino)	Extending backyard fence	Approved

Grounds and Maintenance Report—April 2025--Liliane Benucci, Tisa Houck, Lorin Myers, Renée Weber, Susan & Steve Woodard, John Chant committee members

Myers, Houck and Weber surveyed the neighborhood and found grounds maintenance tasks that needed to be done and decided on areas to be mulched. A to-do list was submitted to Clean Cuts and Mike has reported the majority of the jobs are completed. Bids are being finalized for the mulch project.