

Brandywine Homeowners Association, Inc.
Board of Directors Meeting Minutes Condo
Clubhouse
05/11/2025

Call to Order

- at 7:00 PM
- by Stan Wickett

Verification of Quorum

- 4 of 5 Board Members in attendance.
- Liliane Benucci, James Graesart, Stan Wickett, 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 04/08/2025 as Submitted.
- By: Lilane Benucci
- 2nd by: Jim Graesart
- Vote: Unanimous by Members Present

Old Business

- **Report: COA Negotiations on Agreement**
Stan to reply to HOA attorney answering the items the attorney presented
- **Report: Weir**
Weir project completed and reviewed.

New Business

- **Mo#on: Mulch**
Approved quote by Clean Cuts for \$850 project presented by Grounds Committee
- By: Liliane Benucci
- 2nd by: Jim Graesart

Adjournment

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- Motion to adjourn at 7:39 PM by Liliane Benucci
 - 2nd by Dan Perez Vote: Unanimous by Members Present

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

Clean Cuts has completed the May ‘to do’ list to the committee’s satisfaction.

Weber contacted VC Road and Bridge about removing a tree limb that fell in the right of way and into Brandywine Rd.

Two mulch bids have been turned over to the Board with a recommendation from the committee. It is requested that the work be completed within a month of Board approval.

Brandywine Homeowners Association – ARC Report May 2025

Chair – Martha Underriner	Committee: Lorin Myers, Laura Remington, Kevin DeBruyne, Ray Knowles
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Requests			
Date	Address	Request	Status
4/14/25	12715 N Saratoga Rd (Weber)	Remove Ash and Camphor Tree	Approved
4/29/25	830 Freemans Farm Rd (Gray)	Paint shutters and gable	Approved
4/29/25	12715 N Saratoga Rd (Weber)	Paint garage and trim	Approved
5/08/25	2825 Concord Rd (McFarland)	Shed	Approved