WESTWOOD SHORES PROPERTY OWNERS' ASSOCIATION
MEETING OF THE BOARD OF TRUSTEES
TO BE HELD NOVEMBER 23, 2026, AT 9:00 AM at WESTWOOD SHORES COUNTRY CLUB

Please note that the Owners' forum is provided at the end of this Board of Trustees meeting. Any owner who wishes to do so may speak briefly on matters of concern that need to be brought to the Board's attention. Owners are welcome to attend the full meeting (with the exception of the Executive Session), but not to participate in the Board's discussion. Please remember there are to be no video or audio recordings of the meetings.

1. Call to Order
2. Adoption of Agenda
3. Announcements
    a. Employee of the Month
4. Constable Report
5. Consideration of Minutes – October 26, 2026, Board of Trustees Meeting.
6. Reports
    a. Access Control – See Dexter's Supervisor Report & Updates attached for Board Review.
    b. Architectural Control Committee – November 9, 2026, Minutes attached for Board Review.
    c. Maintenance Report – Supervisor's Report & Updates attached for Board Review.
    d. Budget Workshop – October 31, 2026, financials and meeting notes from November 17, 2026, meetings, attached for Board Review.
    e. Deed Violations and Inspection Visits Reports – Report attached for Board review.
    f. Country Club Committee Report – November 10, 2026, Minutes attached for Board review.
    g. Greens/Recreation Committee Report – No meeting.
    h. Roads and Maintenance Committee – October 4, 2026, report attached for Board review.
    i. Strategic Planning Committee Update – No Meeting.
    j. Neighborhood Watch Committee – November 10, 2026, Minutes attached for Board review.
    k. Communications Committee – No meeting.
    l. Civics Association Report.
7. Ratification of Actions taken via Unanimous Written Consent
    a. Approved buy-back offer on 09-06-02.
    b. Approved settlement offers on lots 03-07-41 & 03-07-43.
8. Items for Consideration
    a. Consideration and vote on levying fines for owners in violation.
    b. Consideration and vote on referring violating owners to the Association's attorney.
    c. Consideration and vote on referring delinquent owners to the POA over to the Association's attorney or taking the accounts to small claims court.
    d. Consideration and vote on recommendations from the Architecture Control Committee, if any.
    e. Consideration and vote on recommendations from the Budget Workshop, if any.
    f. Consideration and vote on recommendations from the Country Club Committee, if any.
    g. Consideration and vote on recommendations from the Golf/Recreation Committee, if any.
    h. Consideration and vote on recommendations from the Roads and Maintenance Committee, if any.
    i. Consideration and vote on recommendations from the Strategic Planning Committee, if any.
    j. Consideration and vote on recommendations from the Neighborhood Watch Committee, if any.
    k. Consideration and vote on recommendations from the Communications Committee, if any.
9. Owner's Questions
10. Adjourn to Executive Session
11. Executive Session:
12. Reconvene Open Session
13. Adjournment
14. Date of Next Regular Scheduled Board Meeting – Monday, January 25, 2026