

631 Management Services LLC
Property Management for The Meadows South Association, Inc.
www.msahoa.com

<h2>Notice of Annual Membership Meeting</h2>
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Date: Saturday, January 24, 2026

Time: 9:00 AM

Location: North Brevard Senior Center (NBSC)
909 Lane Avenue
Titusville, FL 32780

Agenda

1. Call to Order
2. Announcement of 2026 Board of Directors
3. Call for Edits to 2025 Annual Meeting Minutes
4. Property Management Contract
5. Financial Report
 - a. 2026 Dues
 - b. Statement on ACH Payment Capability
 - c. Payments via Bulk Mail (Automatic Checks from Financial Institutions)
 - d. Statement of Account: 2025 to 2026
 - e. Significant 2025 Expenditures Report
 - f. Leniency Program
 - g. Member Loan Program
 - h. Collections Report
6. Bulk Telecommunications Proposals
 - a. Wire3 (Internet Service Only)
 - b. Spectrum (Digital TV Streaming & Internet Service)
7. Recess for Organizational Meeting & 2026 Office Election
8. Membership Meeting Call to Order
9. Announcement of 2026 Officers
10. Certification of Membership Quorum
11. Certification of Designated Voter Certificates & Proxies
12. By-Law Amendment Vote
13. Irrigation System Report
14. 2026 Look-Ahead
 - a. Enforcement of Rules
 - b. Telecommunications Contract
 - c. Irrigation System Remediation
 - d. Planting of 4 Canopy Trees
 - e. Common Area Beautification
 - f. Street Repairs

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- g. Concrete Parking Pad Pressure Washing
 - h. Remediation of Irrigation System Control Panel
 - i. West Retaining Wall Remediation
15. Open Forum
16. Adjournment

