



Caloosa Country Club Estates

Architectural Control Committee Report – Kathy Tate/Chairperson:

Ms. Tate introduced herself as the new ACC chair since the end of September. Also on the Committee are Judy Wilson, Andrea Tarr and Board Liaison Merlene Smithyman, she thanked them for their service and their time on the committee.

The ACC defined: State Statue 720.3035 Architectural Control Committee

Purpose: The Rules are intended and designed to preserve and protect the character and excellence of the community, its integrity, property values and its attractiveness as a place to live. Fortunately, most of our documents have Kaufman language written in so that, From Time to Time we can adjust our Rules to keep up with State Statues

So, what's new in our Statutes:

In July of 2024 Florida Legislature passed HB 1203, a list of rules that HOA's must comply. Rules about board education, trash cans, Florida Friendly Landscaping, Hurricane readiness, personal vehicles, financial reporting, meeting notice requirements, elections, MRTA Law, electric vehicles etc.

The ACC plan is to present to the board in January a new ACC process that is compliant with our docs and state statues. The new process will still be driven by a paper trail unless the board would like it to have its own dashboard. The new process would be streamlined for efficiency; however, the burden is still on the residents to provide the proper information that is needed to approve an application.

With the board's approval, The ACC will post a monthly flyer containing current information on relevant statutes, regulations, and guidance for submitting a compliant application. The timetable for approval will be changed for adjacent property owners to be formally notified. And approval will come via mail to the residents' address and be noted on the community bulletin board.

Our rules need to speak to market trends, building codes, landscaping and color schemes. We can achieve this by changing the language in our documents and making our homes marketable. Residents who would like to have input on modifications to the rules of our community please reach out to any ACC or Board member with your thoughts and ideas so we may present them to the board for their input. We can do this as a community. ACC



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members can be found on the Community Website under committees; there you will find the committee members and their phone numbers.

As new residents ourselves , we look forward to meeting new friends in our neighborhood and have appreciated and valued the support from the Board of Directors.