



Clear Lake Keys Property Owner's Association

Board Business Meeting Agenda
 Tuesday, November 11th, 2025, at 5:00 pm
 Meeting held at the Keys Club & via Zoom

Anyone interested in attending via Zoom, please contact info.keyspoa@gmail.com with your RSVP request.

1. Call to Order
2. Pledge of Allegiance
3. Roll Call:

President: Bruce Last		Director: Ernie Vasherresse	
Vice President: Dan Callison		Director: Ed Legan	
Treasurer: Debe Semon		Director: Steve Robin	
Secretary: Kirk Carpenter		Vallen Cooper – Commonwealth Property Management	
		Zoom Meeting	

4. Consent Calendar:
 1. Minutes Approval – Board Business Meeting - September 16, 2025
 2. Financial Report Approval - Presented by Vallen Cooper Commonwealth.
6. Report of Committees
 - a. Channel Spraying Report and Algae: Kirk Carpenter
 - b. Architectural Review Report: Ernie Vasherresse
 - c. Neighborhood Watch Report: Mike Herman
 - d. Abatement Report: Steve Robin
 - e. Governing Documents Revision Update: Bruce Last – Air B&B Clarification
 - f. POA Newsletter: Judy Bligh
 - g. Admiral Report: Kirk Carpenter
 - h. Update Grant, T Klaus Park Funding: Donna Mackiewicz;
 - i. Camera report: Kirk Carpenter, Judy Bligh
7. Unfinished Business:
 - a. Conveyor for Sale
 - b. Sale proposal of Spray Boat #4 (Steve Abel's) Kirk Carpenter
 - c. Other Old Business

- 8. New Business:**
 - a. Update of Articles of Incorporation**
 - b. Credit Card Settlement Approval**
 - c. Other New Business**
- 9. Open Forum: 3 minutes allowed if subject isn't discussed in the Business Agenda**
- 10. Next Scheduled POA Business Meeting: January 13, 2026**
Next Scheduled POA Community Meeting: November 15, 2025 & January 17, 2026
- 11. Adjournment**