

INDIAN PALMS COUNTRY CLUB ASSOCIATION
BOARD OF DIRECTORS EXECUTIVE MEETING
November 18, 2025 - 10:00am via Zoom

CLOSED SESSION

Agenda – Executive

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| I. | Call to Order | |
| II. | Minutes – October 21, 2025 – Approval | 1-3 |
| III. | Collections (Emailed) – NODs (3) - Approval | |
| IV. | Legal/Contracts – Cameras, IP 1 Parking Lot, and BM Basin | 4-15 |
| V. | Violation Report (Emailed) | |
| VI. | Work order Report (Emailed) | |
| VII. | Ownership Transfers (Emailed) | |
| VIII. | Correspondence | 16 |
| IX. | Adjournment | |

INDIAN PALMS COUNTRY CLUB ASSOCIATION
BOARD OF DIRECTORS REGULAR MEETING

November 18, 2025

5:00pm at the Palm Terrace Room
At Indian Palms Country Club

OPEN TO IPCCA OWNERS ONLY

Agenda – Regular

- I. Call to Order
- II. Agenda Additions (Emergency or from a prior agenda)
- III. Vintage Landscape (Will be in attendance for questions/comments)
- IV. Minutes for Approval – October 21, 2025 17-19
- V. Financial Review for Approval – Terry Manery
October 2025 Financials, IPCCA & LSC 20-27
2026 Draft Budget – IPCCA (Handout) - No increase for 2026
2026 Draft Budget Lifestyle Center (Handout) - \$2.00 Mo increase for 2026
- VI. Presidents Report – Lynn Schaan
- VII. Old Business
Community Cable/Internet – Update – Lynn Abrahamson & Rick Ryan
LSC Renovation of Court 1 Stadium Steps & LSC Drywell Install – Both projects are complete
- VIII. New Business for Approval
Liens (11)
- IX. Committee Reports
 - a) Architectural
 - b) Lifestyle Center - LSC Interior Desk & Laundry Area Renovation
Discussion along with Equipment Update.
 - c) IPAC Update
- X. Homeowner Forum
- XI. Next Meetings
Regular Meeting – December Dark – Happy Holidays & New Year all!
Regular Meeting – January 20, 2026 – 5:00 p.m. via Zoom
- XII. Adjournment