

**ROTONDA WEST ASSOCIATION, INC.**  
646 Rotonda Circle, Rotonda West, FL 33947

**BOARD OF DIRECTORS' MEETING**  
**THURSDAY, January 8, 2026, 2:00 PM**  
**AGENDA**

**CALL TO ORDER**

**Please place all cell phones on mute.**

**PLEDGE OF ALLEGIANCE**

**ROLL CALL:** Sam Besase, Gwen Grace, Karen Harvey, David Kelly, Deb Orchard, Peter Traverso, and Andy Van Scyoc (Chair)

**APPROVAL OF MINUTES**

- Approve minutes for December 4, 2025, Annual BOD Meeting Minutes.
- Approve minutes for December 11, 2025, Monthly BOD Meeting Minutes.

**MEMBERS INPUT** (Agenda Items) \*\*Please limit your comments to 3 minutes\*\*

**OFFICERS, EMPLOYEES & CONTRACTORS REPORTS**

**President's Update** – Andy Van Scyoc

**Treasurer's Report** - Sam Besase  
Materials in Briefing Packet.

**Manager's Report** – Derrick Hedges  
Materials in Briefing Packet.

**Deed Restriction Violations** – Kelsey Stewart (Administrator)  
Materials in Briefing Packet.

- Motion to the Board to levy the fines on the members for the violations listed numbers 1 through 63.

**COMMITTEE REPORTS**

**Buildings & Grounds** – Sam Besase (Chair)  
Materials in Briefing Packet.

### **Community Outreach Committee**

Community Outreach Committee Motion:

- Please approve the 2026 slate of officers for the Community Outreach Committee.  
As of the writing of this motion the committee has not met. They meet on Wednesday, January 7<sup>th</sup>.

**Compliance** – Barb Peszko (Chair)

No Report.

**Residential Modifications Committee** – Barb Peszko (Chair)

Materials in Briefing Packet.

**Deed Restrictions Committee**

No Report.

### **UNFINISHED BUSINESS**

None.

**NEW BUSINESS & COMMUNICATIONS** – President Van Scyoc.

**MEMBERS INPUT** (Non-Agenda Items) \*\*Please limit your comments to 3 minutes\*\*

**RESPONSE TO MEMBERS' QUESTIONS**

**DIRECTOR INPUT**

**ADJOURNMENT**

Members: this is also a “virtual” meeting. To attend via Zoom, email a request to Manager Derrick Hedges at: [Derrick@rotondawest.org](mailto:Derrick@rotondawest.org), and he will email instructions on how to connect.

Posted: December 6, 2026

**ROTONDA WEST ASSOCIATION, INC.**  
**TREASURER'S REPORT**  
**11/01/2025 THRU 11/30/2025**

1003 - Petty Cash - Operations	\$ 200.00
1007 - CDARS Program – Operating	\$ 900,000.00
1011 - Centennial Operating #2 Sweep (~3.5%)	\$ 190,109.15
As of 11/30/25-Total CASH IN OPERATIONS ACCOUNTS	\$1,090,309.15

1008 CDARS Program - Reserves - CAPITAL	\$ 1,050,462.18
1105 – Centennial Sweep–Reserves–7343 OPNS (~3.5%)	\$ 110,597.48
As of 11/30/25 - Total CASH IN RESERVE ACCOUNTS	\$ 1,161,059.66

As of 11/30/25-TOTAL CASH-OPERATIONS & RESERVES \$ 2,251,368.81

**Builders Deposits – New Construction**

1103 – Centennial 6065 Builders Clean Site Escrow	\$ 91,500.00
4220 – Clean Site Deposits \$51.8K actual vs \$38.0K year-end	~+\$13.8K

Approximately 180 homes are currently under construction in RWA.

<b>2025 YTD INCOME:</b>	<b>11 mo. ACTUAL</b>	<b>vs</b>	<b>11 MO. BUDGET</b>	
2025 YTD Income	\$2,273.4K	vs	\$2,101.1K	
~92% of the 2025 budget year.	RWA INCOME = OVER BY			~+\$172.3K

4111-ASSESSMENTS = OVER BY	~+\$ 1.5K
4120 INTEREST INCOME = ~\$95.8K vs 11/25 budget ~\$50.0	~+\$ 45.8K
4200-ESTOPPEL YTD = ~444/440 = ~4 ahead~\$129.6K vs ~\$128.3K	~-\$ 1.3K
4210-TRANSFER YTD = ~435/440 = ~5 behind~\$126.8K vs ~\$128.3K	-\$ 1.5K
4300-FINING INCOME YTD = ~\$219.4K vs ~\$110.0K	~+ 119.4K

<b>2025 YTD EXPENSES:</b>	<b>ACTUAL</b>	<b>11 MO BUDGET</b>	<b>UNDER/OVER</b>
6000 Line Item Series	\$1,325.9K	\$1,243.8K	OVER BY \$ 82.1K
7000 Line Item Series	\$ 393.6K	\$ 514.3K	UNDER BY ~\$120.7K
8000 Line Item Series	\$ 33.0K	\$ 36.7K	UNDER BY ~\$ 3.7K

2025 YTD Expenses	\$1,752.5K	\$1,794.8K
~92% of 2025 budget year RWA EXPENSES YTD	UNDER BY ~+\$ 42.2K	

9000/9001 RESERVES Transferred into RESERVES in 2025	\$128.0K
2025 BUDGET – RESERVES = ~\$96.0K CONTRIBUTION OVER BY	~+\$ 32.0K

Respectfully - Sam Besase – RWA Treasurer – December 4, 2025

**ROTONDA WEST ASSOCIATION, INC.  
TREASURER'S REPORT – SUMMARY  
11/01/2025 THRU 11/30/2025**

- DELINQUENT RWA PROPERTIES
- ASSESSMENT DELINQUENCY ~57
- PAYMENT PLANS ~30
- DELINQUENCY LETTER SENT ~30
- IN PROGRESS ~3
- NOTICE OF INTENT TO LIEN ~9
- LIEN ~17
- NOTICE OF INTENT TO FORECLOSE LIEN ~28
- LIEN FORECLOSURE ~2
- BANKRUPTCY ~4
- MORTGAGE FORECLOSURE ~6
- ~ 186 properties (~2.2%), ~170 owners (~2.1%) owe RWA some money. **~\$319.3K**
- November 2025 ~1,102 Deed Restriction Warnings resulting in 77 FINES = ~6.99%
- Latest CDAR interest rates are averaging **~3.25%**
- Next maturity dates are April 2026.
- Interest rates translate to **~\$.6K** income per week **~\$31K a year**
- Some=52 weeks which extend into 3Q 2026. Expect average **~3.00% in 2026**
- FED met on: 10/30/25; FED cut 1/4%. Next FED mtg December 10. Stay tuned!
- **RWA Admin Bldg Expansion shall be paid by using OPERATIONS CDARs**
- **Payments for RWA Admin Building expansion to be made over ~2+ years.**
- **\*DEC-24 & APR 25 & OCT 25 & NOV 25 & JAN 26 & MAR 26 & JUL 26 & DEC 26**
- **\* Groundbreaking was held on November 20, 2025**
- **CARRY OVER – EXCESS FUNDS (Net Income) as of 11/30/25 is: ~\$285,034.74**
- **~92% thru 2025 – RWA budget is in excellent – outstanding financial shape!!!!**
- **2026 RWA budget is approved – no increase in assessment – 10 years in a row!**

• **RESPECTFULLY, SAM BESASE - RWA TREASURER, December 4, 2025**

## **Manager's Report**

**December 22, 2025**

### **Administration**

- **Processed 18 estoppels and 18 transfers so far this month**
- **Processed and mailed out 13 new homeowner packets so far this month**
- **Processed 49 parking passes and additional permits so far this month**
- **Assisted members in setting up payment plans and successfully added 2 additional members this week**
- **Processed 1 Notice of Surplus of funds on a property in the Pine Valley section**
- **Foreclosed on 1 construction site in the Pine Valley section**
- **We have recently received 2 approvals for a new construction plan from Cape Cave Corporation and have released 0 new construction deposits this week. This brings our total number of ongoing new construction projects to 180 homes. These homes are currently awaiting final occupancy certification under the New Construction Clean Site Program**
- **This week, we made significant progress by updating our Section 16. tree removal list. Currently, 60 members are working to bring their unimproved vacant lots into compliance by addressing issues related to Brazilian Pepper trees and dead trees. If you would like to find out whether you or a nearby property is on this important Section 16. tree removal list, please contact [derrick@rotondawest.org](mailto:derrick@rotondawest.org)**
- **During the week, 142 members visited the Rotonda West Association Office for inquiries, applications, and to make their 2025 Annual Assessment payments. If you need assistance with your payments, please contact [Jenny@rotondawest.org](mailto:Jenny@rotondawest.org)**
- **The Rotonda West Association Administration Office is pleased to offer notarization services for our members. So far this month, we've successfully assisted 22 individuals! We encourage you to visit the RWA office if you need a document notarized. Please ensure your documents are in English to help streamline the process. Remember, this valuable service is free of charge, as we are committed to effectively supporting our members**

- **Assisted 1 member this week in achieving compliance with Section 16 invasive species and dead tree violations in the Pine Valley section**
- **Continuing to pull unapproved signs or posts in the common areas, right of ways, and vacant lots, removing an additional 2 signs this week**
- **Collected approximately \$8400 this week from members with past-due payments for deed restriction violations and past-due assessments**

#### **Rotonda West Maintenance Staff**

- **The Maintenance Staff has completed or is completing the following tasks:**
- **30 tons of driveway mix have been placed behind the Maintenance Building to assist the commercial vehicles working on the administration expansion**
- **Spot-treated all of the weeds at the apex bridges in Broadmoor, Long Meadow, White Marsh, and Pine Valley sections**
- **Removed 70 yards of invasive species from the common areas in the Oakland Hills, Broadmoor, and Pine Valley sections**
- **20 hours spent on maintenance this week, which included installing new roofs on the 3 zero-turn mowers, fabricating a new hitch for the tractor and the Schulte mowing decks, and adding brackets to the grapple loader bucket**
- **New tires were installed on the Toro Workman aquatic spray rig and the John Deere Gator UTV**
- **Treated the invasive species and mowed at the stormwater retention pond at the end of Pine Valley Lane**
- **Mowing takes place in Broadmoor Park, covering the 3.5 miles of walking paths and meadows**
- **Spot-treated all of the segment signs on Rotonda Circle and Boundary Blvd**
- **Mulched all of the segment signs on Rotonda Circle and Boundary Blvd**
- **Spot treated the Humpback bridges in the Pine Valley, White Marsh, Long Meadow, and Broadmoor sections**
- **The removal of invasive Brazilian pepper trees in the greenbelt along the Pebble Beach and Pinehurst sections will continue in the coming weeks.**

- **Cleaned up 2 unimproved vacant lots under Section 16 in the Oakland Hills and Pebble Beach sections. Those properties were neglected, and they are being charged for our services and fined <https://rotondawest.org/wp-content/uploads/2021/09/P-P-1.6.pdf>**
- **Mowed the vacant lots in the Pinehurst and Broadmoor sections. Next week, we will be moving in the Broadmoor and Long Meadow sections**
- **Invasives, grasses, and submersed plants have been sprayed in the canals and areas listed below:**
  - **Pebble Beach(Finger Lakes)**
  - **Pinehurst(Grasses)**
  - **Broadmoor(Grasses)**
  - **Broadmoor(Memorial Park)**
  - **Long Meadow(Grasses)**
  - **White Marsh(Stormwater areas)**
  - **Pine Valley(Memorial Park)**

**Thank you,**

**Derrick Hedges**

**Manager**

**Rotonda West Association, Inc.**

*Board Of Directors Meeting*  
*Rotonda West Association*  
*,Inc*

**Thursday, January 8, 2026**  
**646 Rotonda Circle**  
**2:00-PM**

SECTION	January 2026 – RWA DEED RESTRICTIONS SUMMARY	MONTHLY TOTALS	PERCENTAGE
24	VEHICLES & PARKING VIOLATIONS	360	33.74%
18	TRASH CANS VISIBLE (TCV)	267	25.02%
15	NUISANCE	80	7.50%
16	DWELLING & LOT CARE	200	18.74%
5	NO RMA	124	11.62%
9	SHEDS	17	1.59%
14	PETS & ANIMALS	0	0.00%
19	COMMON AREAS	0	0.00%
22	SIGNS & FLAGS	19	1.78%
20	DOCKS	0	0.00%
	<b>TOTALS FOR JANUARY 8 2026 DEED RESTRICTION FINING LIST</b>	<b>1,067</b>	<b>100%</b>
	CALLS & EMAILS TO OWNERS	223	
	VIOLATION RECHECKS	405	37.96%
	<b>GRAND TOTALS</b>	<b>1,695</b>	

**DEED RESTRICTION VIOLATION FINING LIST**  
**NEW RMA**  
**VIOLATIONS**

1	238 Annapolis Ln	No RMA Planter Box	Sec. 5 Oakland Hills	\$50.00
2	6 Caddy Rd	No RMA Lattice Fence	Sec. 5 Oakland Hills	\$50.00
3	36 Caddy Rd	No RMA Wooden Structure	Sec. 5 Oakland Hills	\$50.00
4	65 Mariner Ln	No RMA Wooden Structure	Sec. 5 Pinehurst	\$50.00
5	95 Mariner Ln	No RMA Trampoline	Sec. 5 Pinehurst	\$50.00
6	284 Mariner Ln	No RMA Propane Tank	Sec. 5 Pinehurst	\$50.00
7	161 Mark Twain Ln	No RMA Fence	Sec. 5 Pebble Beach	\$50.00
8	46 Oakland Hills Ct	No RMA Door	Sec. 5 Oakland Hills	\$50.00
9	175 Rotonda Cir	No RMA Wooden Planter Box	Sec. 5 Oakland Hills	\$50.00
10	5 Sportsman Cir	No RMA Fence	Sec. 5 Broadmoor	\$50.00
11	25 Sportsman Ter	No RMA Fence/Archway	Sec. 5 Broadmoor	\$50.00
	<b>TOTAL NEW RMA VIOLATIONS</b>		<b>11</b>	



**CONTINUOUS RMA VIOLATIONS**

12	131 Boundary Blvd	No RMA Site Screen (X28)	Sec. 5 Oakland Hills	\$1,400.00
13	214 Boundary Blvd	No RMA Repairing Wooden Planter Box (X28)	Sec. 5 Pebble Beach	\$1,400.00
14	255 Medalist Rd	No RMA Artificial Turf (X28)	Sec. 5 White Marsh	\$1,400.00
15	29 Oakland Hills Pl	No RMA Lattice on Chain-link Fence (X28)	Sec. 5 Oakland Hills	\$1,400.00
<b>TOTAL CONTINUOUS RMA VIOLATIONS</b>			<b>4</b>	

**NEW VIOLATIONS**

16	13 Annapolis Ln	Vehicle Parking	Sec. 24 Oakland Hills	\$50.00
17	274 Annapolis Ln	POD	Sec. 15 Oakland Hills	\$50.00
18	73 Boundary Blvd	TCV	Sec. 18 Oakland Hills	\$50.00
19	197 Boundary Blvd	Vehicle/Trailer/Boat Parking (X5)	Sec. 24 Oakland Hills	\$250.00
20	333 Boundary Blvd	Vehicle Parking (X2)	Sec. 24 Pebble Beach	\$100.00
21	605 Boundary Blvd	TCV	Sec. 18 Broadmoor	\$50.00
22	12 Golfview Rd	TCV	Sec. 18 Oakland Hills	\$50.00
23	236 Long Meadow Ln	TCV	Sec. 18 Long Meadow	\$50.00
24	109 Mark Twain Ln	Shed	Sec. 9 Pebble Beach	\$50.00
25	71 Marker Rd	TCV	Sec. 18 Long Meadow	\$50.00
26	149 Marker Rd	TCV	Sec. 18 Long Meadow	\$50.00
27	22 Pine Valley Ln	Construction Site (X1)	Sec. 5 Pine Valley	\$100.00
28	42 Pinehurst Ct	TCV	Sec. 18 Pinehurst	\$50.00
29	149 Rotonda Cir	TCV	Sec. 18 Oakland Hills	\$50.00
30	901 Rotonda Cir	Nuisance Items (X3)	Sec. 15 White Marsh	\$150.00
31	989 Rotonda Cir	TCV	Sec. 18 White Marsh	\$50.00
32	1056 Rotonda Cir	Unregistered/Inoperable Vehicle	Sec. 24 Pine Valley	\$50.00
33	41 Sportsman Rd	Nuisance Items	Sec. 15 Broadmoor	\$50.00
34	41 Sportsman Rd	TCV	Sec. 18 Broadmoor	\$50.00
35	224 Sportsman Rd	TCV	Sec. 18 Broadmoor	\$50.00
<b>TOTAL NEW VIOLATIONS</b>			<b>20</b>	

**CONTINUOUS VIOLATIONS**

36	54 Annapolis Ln	Unregistered/Inoperable Vehicle (X3)	Sec. 24 Oakland Hills	\$150.00
37	265 Annapolis Ln	TCV (X3)	Sec. 18 Oakland Hills	\$150.00
38	197 Boundary Blvd	Shed	Sec. 9 Oakland Hills	\$50.00
39	214 Boundary Blvd	Nuisance Fence Post (X3)	Sec. 15 Pebble Beach	\$150.00
40	275 Boundary Blvd	TCV	Sec. 18 Pebble Beach	\$50.00
41	10 Broadmoor Rd	TCV	Sec. 18 Broadmoor	\$50.00
42	12 Broadmoor Rd	TCV	Sec. 18 Broadmoor	\$50.00
43	215 Bunker Rd	Construction Site (X3)	Sec. 5 Pebble Beach	\$300.00
44	116 Caddy Rd	TCV	Sec. 18 Oakland Hills	\$50.00
45	203 Caddy Rd	Unregistered/Inoperable Vehicle (X5)	Sec. 24 Oakland Hills	\$250.00
46	9 Golfview Rd	TCV	Sec. 18 Oakland Hills	\$50.00

47	69 Long Meadow Ct	TCV	Sec. 18 Long Meadow	\$50.00
48	43 Long Meadow Ln	TCV (X2)	Sec. 18 Long Meadow	\$100.00
49	5 Mark Twain Ln	Unregistered/Inoperable Vehicle (X4)	Sec. 24 Pebble Beach	\$200.00
50	85 Pine Valley Ln	TCV	Sec. 18 Pine Valley	\$50.00
51	11 Pinehurst Rd	TCV	Sec. 18 Pinehurst	\$50.00
52	284 Rotonda Blvd W	Vehicle Parking (X5)	Sec. 24 Pebble Beach	\$250.00
53	134 Rotonda Cir	TCV (X4)	Sec. 18 Oakland Hills	\$200.00
54	273 Rotonda Cir	Nuisance Dwelling in Need of Repair (X3)	Sec. 15 Pebble Beach	\$150.00
55	17 Sportsman Rd	TCV (X2)	Sec. 18 Broadmoor	\$100.00
56	221 Sportsman Rd	TCV (X2)	Sec. 18 Broadmoor	\$100.00
57	22 Tournament Rd	Dwelling Maintenance/Lot Care (X28)	Sec. 16 Pine Valley	\$1,400.00
58	254 Tournament Rd	Dwelling Maintenance/Lot Care (X28)	Sec. 16 Pine Valley	\$1,400.00
59	256 Tournament Rd	Construction Site (X28)	Sec. 5 Pine Valley	\$2,800.00
60	195 White Marsh Ln	Nuisance Fence Post (X3)	Sec. 15 White Marsh	\$150.00
61	195 White Marsh Ln	High Grass/Weeds (X3)	Sec. 16 White Marsh	\$150.00
<b>TOTAL CONTINUOUS VIOLATIONS</b>			<b>26</b>	
<b>SECOND VIOLATIONS</b>				
62	553 Boundary Blvd	Unregistered/Inoperable Vehicle	Sec. 24 Pinehurst	\$100.00
63	273 Rotonda Cir	TCV (X2)	Sec. 18 Pebble Beach	\$200.00
<b>TOTAL SECOND VIOLATIONS</b>			<b>2</b>	
<b>TOTAL VIOLATIONS</b>			<b>63</b>	

## ROTONDA WEST ASSOCIATION

### BUILDINGS & GROUNDS COMMITTEE – DECEMBER 2025 REPORT

- THE STATUE OF LIBERTY DONATED BY RESIDENTS IS GETTING A FACELIFT – SOON IT SHALL BE MOUNTED AT LIBERTY (GAZEBO) ISLAND
- 10 CAPITAL ITEMS WERE APPROVED BY THE BOD. RWA MANAGER SHALL BEGIN THE PROCESS OF BIDDING AND EVENTUAL COMPLETION SOME OF THESE 10 PROJECTS. SEE THE BELOW ATTACHED LIST
- WATER SAMPLING CONTINUES- NO WATER QUALITY ISSUES JOHN HOUSE MOVED
- 52 WEEKS RWA IN-HOUSE CANAL MAINTENANCE COMPLETED SAVING BIG \$\$\$
- 7 MOWING CYCLES – VACANT LOTS COMPLETED BY THE END OF 2025
- ¼ MILE WALKING PATH TO BIRD AVIARY COMPLETED IN AUGUST 2025
- PARKING LOTS - PAVING COMPLETED IN JULY 2025
- 646 ROTONDA CIRCLE-FRONT SIGN MONUMENT COMPLETED AUGUST 2025
- PINE VALLEY CANAL ACCESS ON SCHEDULE – 1Q-26, FDEP/SWFTMUD
- ADMIN BLDG ADDITION-STARTED LATE DECEMBER 2025 TO 4Q 2026
- ADMIN PERSONNEL & EQUIPMENT MOVED TO RWA COMMUNITY CENTER
- PURCHASED JD TRACTOR W/ARTICULATING MOWER – DECEMBER 2025

Clearing of debris – Status from RWA common ground areas (BP-MP-Greenbelts-Marina, etc.), approximately 7 debris clearing passes have been made thru 2025. About 15 acres of Brazilian Pepper Trees removed in Broadmoor Park. Over 1600 dead trees have been removed in Broadmoor Park.

Clearing of Hurricane Ian debris from vacant lots – RWA Manager has a list of about 725+ lots being worked by the RWA. About 625 have been cleared, leaving about 100 more to clear. = PERHAPS COMPLETION BY 2Q 2026.

PLANTINGS or CLEARING or SIGNS on RWA common grounds are not allowed without RWA Manager and RWA B&G committee authorization. Residents or Groups need to come to B&G committee with an AREA PLAN and a MAINTENANCE PLAN. BROADMOOR PARK ENCROACHMENTS ARE INCREASING. Letters being sent to residents who cleared RWA property to either get permission or CEASE & DESIST.

- RWA residents are requested by SWFLMUD and Charlotte County and the RWA to NOT place Fertilizer & Grass Clippings in ponds & canals & roads.
  - Residents are MOWING all the way down to the Ponds, this practice is not recommended by FWC or SWFLMUD or Charlotte County or the RWA.
  - Residents are FERTILIZING all the way down to the Ponds, this practice is not recommended by FWC or SWFLMUD or Charlotte County or the RWA.
- Charlotte County Commissioners alerted residents that there is TOO MUCH NITROGEN.

Chairperson RWA B&G [sam.besase@rotondawest.org](mailto:sam.besase@rotondawest.org) 12/31/25

# ROTONDA WEST ASSOCIATION

## BUILDINGS & GROUNDS COMMITTEE – DECEMBER 2025 REPORT

10 CAPITAL ITEMS POSSIBLY STARTED/COMPLETED OVER THE COURSE OF THE NEXT 24 MONTHS; APPROVED BY RWA BOD IN JUNE OF 2025

1. PATIO COVER AT REAR OF COMMUNITY CENTER-COSTS & PERMIT
2. INSTALL RIP RAP AT LIBERTY (GAZEBO) ISLAND COMPLETED
3. REPLACE ZERO-TURN MOWERS AS NECESSARY (TRADE IN)
4. ENCLOSE SPACE BETWEEN MAINTENANCE BLDGS A & B, MAYBE 1Q 2026
5. ADD MAINTENANCE BAY AT EAST END OF MAINTENANCE AREA-2026
6. \*REPLACE 10 WINDOWS IN EXISTING ADMIN BUILDING-2Q/3Q 26
7. \*REPLACE 3 DOORS IN EXISTING ADMIN BUILDING-2Q/3Q-26
8. \*REPLACE ROOF AT EXISTING ADMIN BUILDING-3Q/4Q 26
9. PURCHASE A BUBBLER OR FOUNTAIN FOR LAKE FARRELL-1Q 26
10. PURCHASED ARTICULATING MOWER FOR CANAL BANK MOWING-4Q 25

### \*IN CONJUNCTION WITH ADMIN BLDG EXPANSION

Broadmoor Park is a **NATURE HABITAT** park, thus the grass, trees and bushes are growing as a **HABITAT** for animals and birds. Therefore, mowing and clearing is minimal due to—again—Broadmoor Park being a **NATURE HABITAT** park.

The 6-foot areas along both sides the ~3.5 miles of walking paths in Broadmoor Park are mowed every 2 weeks.

Resident access to Broadmoor Park is via the RWA Parking Lot-646 Rotonda Cir.

Chairperson RWA B&G [sam.besase@rotondawest.org](mailto:sam.besase@rotondawest.org) 12/31/25

Community Outreach Committee Motion:

Please approve the 2026 slate of officers for the Community Outreach Committee.

As of the writing of this motion the committee has not met. They meet on Wednesday, January 7<sup>th</sup>.

**01/08/2026**

**ROTONDA WEST BOARD OF DIRECTORS MEETING**

**RESIDENTIAL MODIFICATION COMMITTEE REPORT**

Since the last board meeting on 12/11/2025, there has been 1 RMC meeting for December on 12/09/2025

Total applications: 44

Total resubmit	02 paint, pavers
Total disapproved	01 landscape
Tabled as incomplete	

**CATEGORIES:**

PAINT:	11	01 RESUBMIT
ROOF:	01	
FENCE/SITE SCREEN/WALLS:	08	
DOORS/SHUTTERS:	03	
CONCRETE/PAVER ETC:	03	01 RESUBMIT
POOL/CAGE/LANAI/POOL HEATER:	03	
LANDSCAPE/CURBING/ROCK:	08	
MISC: LIGHTS, SIGN, SOLAR FAN	03	
SOLAR:	01	
SCREENED ENTRY:	03	

RESPECTFULLY SUBMITTED  
BARBARA PESZKO, CHAIR