



Greetings Fellow Luxorians ~

I wanted to share a copy of the meeting minutes from our 2026 annual meeting, along with a few key highlights and follow-up items:

Thank you to everyone who participated and helped make the meeting possible!

Matt Lee, HOA president, for Tiffanie Mai-Ganske and Pete Black

- Members Present:
 - Matt and Kassidee Lee
 - Pete and Ronda Black
 - Debra and Jeff Wynn
 - Lyla and Bob Wolfenbarger
 - Gunner Ganske
 - David Parry
 - Mike and Pat McCarthy
 - Marcia Ney
 - Helen Beitia
 - Darin Letzring (OHHOA Representatives)
- Meeting opened with Matt welcoming the group and reviewing the Owner Profit & Loss and Budget Estimate for the next year.
 - Our financials are looking healthy.
- FiveStar reported a 17% annual increase in HOA Water costs, greater than typical 10%.
 - We have already repaired multiple breaks in the sprinkler system this year, hopefully this will help reduce our costs.
 - Please keep an eye out and report to the board if you notice any areas of concern.
- Agenda Items were reviewed.
 - Reminder to be mindful of the covenants.
- No Board members were up for re-election this year.
- Other Items brought up
 - There are some extremely dry sections of the yard, we will engage with FiveStar to figure out what's going on.
 - There were concerns raised about driveways showing some scaling. The outside of the homes is the homeowner's responsibility. (Driveways, Roofs, Etc.)
 - Recommendation is to engage with a local contractor to see what options are available. One recommendation would be Dykman Concrete / Construction
- Meeting adjourned for a potluck and open discussion.