



**James Landing Property Owners' Association, Inc.**  
**Organizational Meeting**  
**Wickham Park Community Center**  
**2815 Leisure Way, Melbourne, FL**  
**November 20, 2025 following the annual meeting**

**MINUTES**

Board members present constituting a quorum: DeeAnna Wright, Bobbi Milla, Gail Meyers and Karen Parish  
Sara LaPointe with Bayside Management Services is in attendance along with several owners.

**CALL TO ORDER:**

DeeAnna called the meeting to order at 6:46 p.m. at 2815 Leisure Way, Melbourne, FL

**PROOF OF NOTICE:**

Proof of notice was mailed 10/24/25 and posted in accordance with the By-laws and Florida Statutes.

**UNFINISHED BUSINESS:**

1. **Bench-** Bobbi discusses the proposal for a recycled plastic bench with a center arm rest. This will be installed on a cement pad which she will be obtaining quotes for.

**NEW BUSINESS:**

1. **ARC Report-** Bobbi reports during the last year there have been 51 applications. She has revised the ARC form to include "roof" as an option. DeeAnna moves to accept the updated form, Gail seconds; all in favor.
2. **Financial Report-** Karen reports on the CD balances at the end of October with Community Credit Union.
3. **Appoint Officers-** DeeAnna is resigning from the Board as of 12/31/25. Volunteers are asked for. Discussion is held regarding positions; Gail moves to appoint the following, Karen seconds; all in favor.

**President-** Bobbi

**Vice President-** Gail

**Secretary-** Bobbi

**Treasurer-** Karen

**Director-** DeeAnna

4. **Appoint Committee-**

ARC- Gail, Willi, and Karen volunteer; Sharon volunteers. DeeAnna moves for Sharon to be ARC Chair and to appoint Gail, Willi and Karen to the committee, Bobbi seconds; all in favor.

Communication- Bobbi will handle communications via website and email. Deanna moves to appoint Bobbi as the Chair, Gail seconds; all in favor.

- 5. Schedule of Meetings-** Bobbi is exploring meeting days with Beef O'Brady's; she is looking at the second Thursday of every other month.

**QUESTIONS FROM THE FLOOR:**

- James comments on the Longview Street lights being out; Karen has reported them multiple times. A neighbor of his has turned off their irrigation (rental) and the grass is dying.
- Sharon discusses the particulars of the Truist invoice. Discussion is held regarding the front yard fence request.
- Ms. Bryant asks if new owners are asked about serving on the board. She asks if an ARC application is required for repairing a fence vs. replacing it.
- Ms. Robinson comments on large plants in a common space near her home. Bobbi advises she is working on proposals for cleaning out the area.
- Mr. Henderson discusses an issue with maintenance of common grounds.
- Issues with neighbors discussed.

Next Meeting – January 2025

**ADJOURNMENT:**

As there was no further business, a motion was duly made and seconded to adjourn at 7:28p.m.

These minutes are being submitted by Bayside Management Services.