

**FIRST NOTICE OF DATE OF ANNUAL MEETING AND BOARD ELECTION OF THE
LAKE ST. GEORGE SOUTH HOMEOWNERS ASSOCIATION, INC., AND
PROCEDURE FOR QUALIFYING FOR BOARD**

TO ALL MEMBERS:

On **November 5, 2026, at 7:00 P.M. at the Palm Harbor Fire Station 65, 250 W. Lake Road, Palm Harbor, Florida 34684**, the Annual Meeting of THE LAKE ST. GEORGE SOUTH HOMEOWNERS ASSOCIATION, INC., will be held for the purpose of electing Directors and any other business as may lawfully be conducted. After this "First notice" you will receive a "Second notice of annual meeting," which will specify the agenda and advise of other important information concerning the annual meeting.

The purpose of this notice is to advise you of the date, time, and place of the annual meeting and election and to inform you of the process for qualifying for the board.

QUALIFYING FOR THE BOARD

On or before September 25, 2026, or within 40 days of the Annual Meeting Date scheduled for November 5, 2026, you must give written notice, by U.S. Mail to the Association of your desire to run for the board, addressed to the Association's mailing address: **c/o Board of Directors, Lake St. George South Homeowners Association, Inc. Attn: Secretary/Treasurer, P.O. Box 1686, Oldsmar, Florida 34677**. The attached "Notice of Intent to Be a Candidate For the Board" may be used for that purpose.

If you submit a Notice of Intent to be a Candidate for the Board of Directors, the Association Nominating Committee will verify that you are qualified to run for the Board of Directors for the Association. Fla.Stat. §720.306 requires that a person who is delinquent in the payment in any fee, fine, or other monetary obligation to the Association on the day that he or she could last nominate himself or herself or be nominated for the Board may not seek election to the Board. His or her name will not be listed on the ballot. A person who has been convicted of a felony in this State or in a United States District or Territorial Court, or has been convicted of any offense in another jurisdiction which would be considered a felony if committed in this State, may not seek election to the Board and is not eligible for board membership unless such felon's civil rights have been restored for at least 5 years as of the date on which person seeks election to the Board.

You may submit an information sheet, no larger than 8.5 inches by 11 inches, containing your qualifications and/or platform for office. This information sheet must be submitted to the Association on or before September 25, 2026.

The information sheet and ballots will be mailed to voting members at least 15 days before the annual meeting.

Dated: September 5, 2026.

BY THE ORDER OF THE BOARD OF DIRECTORS



President of The Lake St. George South
Homeowners Association, Inc.

**THE LAKE ST. GEORGE SOUTH HOMEOWNERS ASSOCIATION, INC.
DBA THE COURTS OF LAKE ST. GEORGE
SECOND NOTICE OF ANNUAL MEETING**

TO ALL MEMBERS,

On Thursday, November 5, 2026, at 7:00 P.M., at Palm Harbor Fire Station 65, 250 West Lake Road, Palm Harbor Florida 34684 the Annual and Budget Meeting of the Association will be held for the purpose of conducting the lawful business of the Association.

Immediately following the Annual Meeting will be a Board Meeting for Adoption of 2027 Budget.

An identification of Agenda items is as follows:

1. Attendance Registration
2. Proof of Notice / Affidavit of Mailing
3. Establish Quorum
4. Old Business:
 - (a) Acceptance of Minutes from the last Annual Meeting.
5. Introduction of Board Members
6. Financial Report
7. New Business
8. Adjourn Meeting

This Agenda is subject to change without notice.

ELECTIONS

There are no open seats for Directors for the 2027-2030 term. Three (3) members responded to the request for candidates. The period to submit an intention to run for the Board was from September 5, 2026, through September 25, 2026, per written notice sent to all Members. Since there are the same number of candidates running for the Board as there are open seats, the Association will not hold an election. The members who submitted intent to run for the Board will become Board Directors. Anyone that wants to serve on the Board should contact the Association; email: board@lsgshoa.com.

PLEASE BE ADVISED: The Association cannot remain a viable entity without Members who are willing to serve their community on the Board of Directors and honor their commitment to serve a full term.

Adoption of 2027 Budget (Board of Directors Meeting)

AGENDA

1. Call to Order
2. Calling of Roll
3. Establish a Quorum
4. Review and Adoption of Budget for 2027
6. Adjourn Meeting

This Agenda is subject to change without notice.

Mailed by USPS more than 14 days before November 5, 2026, Meeting.

BY THE ORDER OF THE BOARD OF DIRECTORS

David Baier

President of The Lake St. George South
Homeowners Association, Inc.