BROADLANDS ASSOCIATION, INC

Virtual Meeting Link

Clubhouse
43360 Rickenbacker Square
Broadlands, VA 20148

AGENDA NOVEMBER 10, 2026, 6:00 PM

I. CALL TO ORDER/VERIFICATION OF QUORUM

II. REVIEW AND APPROVAL OF MEETING MINUTES

III. REPORTS OF OFFICERS AND DIRECTORS

IV. MEMBER FORUM

V. COMMITTEE REPORTS

- A. MODIFICATIONS SUBCOMMITTEE

VI. STAFF/CONTRACTOR REPORTS

- A. GENERAL MANAGER REPORT
- B. AMENITIES AND SPECIAL PROJECTS REPORT
- C. COMMUNICATIONS REPORT
- D. COMMUNITY OUTREACH REPORT
- E. COVENANTS REPORT
- F. EVENTS MANAGERS REPORT
- G. MODIFICATIONS/RESALE REPORT

VII. NEW BUSINESS

- A. ANNUAL MEETING VOTING SOFTWARE - THE INSPECTORS OF ELECTION
- B. 2027 BUDGET AND ASSESSMENTS

VIII. OLD/UNFINISHED BUSINESS

- A. HOLIDAY LIGHTS 5K CONTRACT
- B. POOL MANAGEMENT CONTRACT
- C. WASTE MANAGEMENT CONTRACT

IX. FINANCIAL RELATED

- A. FINANCIAL REPORTS
- B. RESERVE STUDY INFORMATION

X. EXECUTIVE SESSION

- A. VIOLATION HEARINGS
- B. DELINQUENT ACCOUNTS
- C. ATTORNEY STATUS REPORT
- D. EMPLOYEE COMPENSATION

XI. RECONVENE OPEN SESSION

XII. POST EXECUTIVE SESSION

XIII. ADJOURNMENT