

Queens Cove Board Meeting Minutes
Monday January 19, 2026
St. Lucie Schoolhouse
5p

Roll Call: Howard Marsch, Zane Berg, Mike Posaiko, Rodger Hahneman, Doug Baron, Lorenza Thomas, Barbara Ramsay, Cindy Baron via phone
Excused: Stephen Neill
Visitors: n/a

President Report: Howard Marsch
Howard Marsch is requesting to leave the Queens Cove Presidents position due to personal reasons

Committee Reports

Architectural: Stephen Neill/excused: Report Submitted
Paint change for: 124 Queen Frederica Ct., 135 Dominion Ct.
Screen Approval: 113 Queens Rd.
Approved Roof: 17 Sovereign Way
Approved Fence: 121 Queen Ann Ct.
Approved Pool Remodel: 117 Queen Eugenia Ct.
12 Sovereign Way - Proposed renovation does not meet side setback, requesting variance
It was placed before the Queens Cove Board for 12 Sovereign Way for a vote on a setback that does not meet the variance.

Results
YES, 0 NO, 7

Financial: Mike Poslaiko
The 2025 vs. 2026 Budget was posted on the QC website
2026 will be budget for for taxed because our money is growing
Tax return was submitted
Going to have the Green Wall trimmed once a year
Still 2 Queens Cove residents in the rear for 2025
Going to look into Starlink vs. Comcast for front gate to see if we can save money there
For financial reason It is requested before the Queens Cove Board to raise the HOA fees 10%
It is put before the Queens Cove Board to raise the Queens Cove HOA fees by 10% to help with the increase of charges faced over the past year

RESULTS
YES, 7 NO, 0

Compliance: Danny Kern
I have been receiving complaints regarding boats in driveways

Legal: Zane Berg

Regarding AT&T, we are on hold

We will pursue the 2 residents who are in the rears for the HOA payments for the year of 2025

Fee price for Seawalls/Docks were updated on the QC website to: \$750.00

Looking into a variance issue between 17 Sovereign Way and 19 Sovereign Way

Grounds/Beaches: Rodger Hahneman

Everything is going smoothly with the exception of a sick Coconut Palm at the front gate that was just removed

Electrical/Lights: Doug Baron

Everything is working

Cameras/Gates/Transmitters/Realtor Documentation: Lorenza Thomas:

Pedestrian Gate has been tampered with, will look into it.

Looking into Starlink vs. Comcast for possible cheaper rate

Environmental: Howard Marsch

Nothing new to report on

Looking for help with Seawalls and docks

Roads: Danny Kern

Danny will be the Director for Roads and Bud Wynne will be taken off the QC website

We are going to have our QC roads looked at by a Civil Engineer

North Beach Association: Barbara Ramsay

Zane Berg will be the Alternate Queens Cove representative other than that nothing much going on

Secretary/Website/Beach Stickers: Cindy Baron

Everything running smoothly

Old Business:

New Business:

Meeting Adjourned: All present agreed

Next QC Board Meeting: Monday February 16, 2026, St. Lucie Schoolhouse, 7p

Next QB Member Meeting: Wednesday January 28, 2026, Ocean Harbour North Clubhouse, 7p

