

**Timberlane Homes Association, Inc.**  
**Annual Homeowners meeting**  
**November 17, 2021**  
**Via Zoom**

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**Meeting Called By:** Linda Caudle  
**Meeting Called to Order At:** 6:30PM  
**Meeting Purpose:** Annual Meeting of Owners

**Roll Call**

<b>Linda</b>	<b>Susan</b>	<b>Chele</b>	<b>Gloria</b>	<b>Dorian</b>	<b>Michelle</b>	Vacant	Vacant	Vacant	<b>Chantelle</b>
Present	Present	Present	Present	Present	Present				Present

**I. Board Member Introduction/Roll Call**

**II. Presentation of 2022 Budget and Reserve**

- a. Discussion with present homeowners about budget details and increased dues.
- b. Discussed people not paying their dues and how that is managed.
- c. Discussed at length of how dues are used and what projects need to be funded through the reserve study.
- d. Discussed details of the reserve study and legal responsibilities of the board.
- e. Discussed mail box theft and history of HOA trying to implement cluster boxes.

**III. Quorum Confirmation – 32 live via Zoom, 0 by proxy, Quorum not present**

**IV. Adoption of the Agenda**

- a. No quorum present to adopt. Unofficial meeting continued.

**V. Approval of Prior Year Annual Meeting Minutes (Unavailable/No Quorum)**

- a. No Quorum

**VI. Election of 3 Board Members**

- a. No Quorum. Christie Dean has volunteered to join the board and has been accepted.

**Meeting adjourned at 8:49PM**

**Timberlane Homes Association, Inc.**  
**Meeting of the Board of Directors**  
**November 17, 2021**  
**Via Zoom**

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**Meeting Called By:** Linda Caudle  
**Meeting Called to Order At:** 8:50PM  
**Meeting Purpose:** Regular Board Meeting (meets the 2<sup>nd</sup> Tuesday of each month)

**Roll Call**

<b>Linda</b>	<b>Susan</b>	<b>Chele</b>	<b>Gloria</b>	<b>Dorian</b>	<b>Michelle</b>	<b>Christie</b>	Vacant	Vacant	<b>Chantelle</b>
Present	Present	Present	Present	Present	Present	Present			Present

- I. **Approve Consent Agenda**
  - a. Approve Meeting minutes of October 12, 2021

- II. **Designate Officers**
  - a. President: Linda Caudle
  - b. Vice President: Susan Pearson
  - c. Secretary: Chele Dimmett
  - d. Treasurer: Gloria Procella

<b>Linda</b>	<b>Chele</b>	<b>Susan</b>	<b>Gloria</b>	<b>Dorian</b>	<b>Michelle</b>	<b>Christie</b>	Vacant	Vacant
Yes	Yes	Yes	Yes	Yes	Yes	Yes		

- I. **Table of Motions**
  - Motion 1:** Approval of Consent Agenda  
Motion by: Chele

<b>Linda</b>	<b>Chele</b>	<b>Susan</b>	<b>Gloria</b>	<b>Dorian</b>	<b>Michelle</b>	<b>Christie</b>	Vacant	Vacant
Yes	Yes	Yes	Yes	Yes	Yes	Yes		

Meeting Adjourned at 9:03pm