

Timberlane Homes Association, Inc.
Meeting of the Board of Directors
July 10, 2018

Open Forum: Question about street sweeper schedule. Referred to the City for response.
 Discussion from homeowner regarding a complaint/letter they received.

Meeting Called By: Linda Caudle
Meeting Called To Order At: 7:40PM
Meeting Purpose: Regular Board Meeting (meets the 2nd Tuesday of each month)

Roll Call

Linda	Susan	Chele	Pat	Gerald	Gloria	Vacant	Vacant	Vacant	Melissa
Present	Present	Present	Present	Present	Present				Present

- I. **Approve Consent Agenda**
 - a. Approve Meeting minutes of June 12th

- II. **Adoption of the Agenda**
 - a. Approved

- III. **Committee Reports/Current Work Summary**
 - a. **Audit & Nominating-meets as needed, not open to the public due to the sensitive nature of the documents they review.**
 1. Review of the June 2018 Financials
 - a. Total Income was over the Total Expense by \$4,804.97
 - b. Maintenance was under budget by \$787.34
 - c. Audit was over budget by \$253.81
 - d. Compliance Committee was under budget by \$136.67
 - e. Pub and Rec Committee was under budget by \$254.17
 - f. Adjusted line items charged to incorrect committee (window replacements)
 - g. Have a note in to find out why we are being taxed on postage
 2. No new names were submitted for board positions.
 - b. **Publicity & Recreation-meets monthly every 2nd Tuesday at 5:30PM in the Timberlane clubhouse office.**
 1. Newsletter is ready to go.
 2. Chele to connect with Gloria to cover Mail Chimp.
 3. Planning for National Night Out, August 7th. Police will be here and so will the police Explorer group.
 4. Also planning for a holiday bazaar, November 10th.
 - c. **Architectural Control & Policy Compliance (ACPC)-meets monthly every 4th Thursday of the month at 7:00PM in the Timberlane clubhouse office.**
 1. While the new process is fast and efficient it is also expensive. Need to find a way to get the cost down by using board volunteers.
 2. Parking issues continue to be a problem and we need to find a better way to put notices on cars. Towing seems to have ghosted the process. May need to push the police patrol to help more.
 - d. **Maintenance & Pool-meets monthly every 3rd Thursday of the month at 7:00PM in the Timberlane clubhouse office.**
 1. Pool opened, but, having difficulty with keeping the PH levels normal.
 2. Purchased a new pool vac.
 3. Have a couple of trees that need to be taken care of. Will be addressing soon now that we have locations.
 4. Need to install benches and tables. Linda would like help to install.

5. Received 2 - 55 gallon drums for use as garbage cans. Need to paint them. Have purchased lids for both of them.
6. Broken windows in clubhouse have been replaced.
7. Still need to sit down with landscapers. Meeting has not yet been scheduled.
8. Had to repair back parking lot chain and replace locks as a fire started in the dumpster and the fire department had to cut the chain to get in and the lock on the dumpster to get to the fire.
9. Have a call in to Catch All to see when they are scheduling their drain cleaning this summer.

IV. Treasurers Report

- a. See attachment 1

V. Unfinished Business:

- a. Discussed asphalt bids to repair a major pothole that is too big for standard cold patching.

VI. Association Manager's Report:

- a. 42 written notices sent for rules violations.
- b. 5 new owners listed.
- c. Team has been fielding a number of calls complaining about the City of Covington Storm Water project and the number of greenbelt trees cut down.
- d. Many calls have been made to AquaQuip to service the pool since they skipped two weeks.
- e. Scheduled backflow testing and awaiting drain cleaning schedule from CatchAll.

VII. Table of Motions

Motion 1: Approval of Consent Agenda

Motion by: Linda

Linda	Chele	Susan	Pat	Gerald	Gloria			
Yes	Yes	Yes	Yes	Yes	Yes			

Motion 2: Approve PMOW LLC bid in the amount of \$2,750.00 including tax to repair major pothole.

Motion by: Gerald

2nd: Pat

Linda	Chele	Susan	Pat	Gerald	Gloria			
Yes	Yes	Yes	Yes	Yes	Yes			

Motion 3: Grant budget of \$300 for National Night Out

Motion by: Susan

2nd: Gerald

Linda	Chele	Susan	Pat	Gerald	Gloria			
Yes	Yes	Yes	Yes	Yes				

Meeting adjourned at 8:09PM

Attachment 1 – Treasurers Report

Report for June 2018

Month End Balance:

Operating Fund	\$144,835.64
Reserve Account	\$ 57,318.94
Petty Cash	\$ 1,513.61
Delinquents	\$199,077.16
Month End Income	\$ 26,679.27

June Expenses:

Insurance	\$ 1,491.95
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Legal Fees	\$ 312.50
Utilities & Garbage & Phone	\$ 1,038.35
Street Lights	\$ 2,176.28
Water and Sewer	\$ 275.61
Management Svcs.	\$ 5,000.00
Postage & Office Supplies	\$ 1,500.79
Coupons	\$ 21.91
Maintenance	\$ 5,199.56
Pool	\$ 1,505.75
Payroll/Taxes/Services	\$ 456.37
Security Patrol	\$ 1,176.36
Reserve	\$ 816.67