

Timberlane Homes Association, Inc.
Meeting of the Board of Directors
September 10, 2019

Open Forum: One resident came with concerns and has been walking the neighborhood to gain more participation. The board is excited for her actions and continued participation.
 One resident live streamed the meeting.

Meeting Called By: Linda Caudle
Meeting Called to Order At: 7:26PM
Meeting Purpose: Regular Board Meeting (meets the 2nd Tuesday of each month)

Roll Call

Linda	Susan	Chele	Gerald	Gloria	Jenni	Dorian	Vacant	Vacant	Melissa
Present	Present	Present	Present	Present	Present	Present			Present

- I. **Approve Consent Agenda**
 - a. Approve Meeting minutes of August 13, 2019 with date correction from 8/12 to 8/13

- 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. No financials so no update on budget expenditures.
 2. No names submitted for open board position.
 - b. **Publicity & Recreation-meets monthly every 2nd Tuesday at 5:30PM in the Timberlane clubhouse office.**
 1. Next newsletter out October 1st, deadline for submissions September 27th.
 2. Next event is Halloween party October 26th and planning is happening now. Might have a costume contest if there are enough volunteers. Seeking volunteers for party games at Halloween party. Especially high school kids who need service credit.
 3. Holiday bazar is in November and the annual meeting soon after and team planning for each.
 4. Discussion about how to gain approval for spending. Will present spending detail during event recap at future meetings to document costs.
 - c. **Architectural Control & Policy Compliance (ACPC)-meets monthly every 4th Thursday of the month at 7:00PM in the Timberlane clubhouse office.**
 1. Of the 59 letters sent last month, 18 have been resolved and closed.
 2. Turned 25 in to the City for assistance since they are also code violations.
 3. Linda and Susan met with Gina, new Planning Director with the City who also oversees code compliance. She had driven around the neighborhood and they discussed some of the challenge houses. They talked about parking issues, tree issues that affect parking, and she made suggestions for who we could meet with at public works for some of the issues. She also had the fire department contact us regarding parking issues. And there was some discussion about making the cul de sacs “officially” fire lanes to help with parking issues.
 4. Prepping 40 letters going out this week/end.
 - d. **Maintenance & Pool-meets as needed.**
 1. A special thank you to Sarah for her excellent work during the pool season. There were a few rough times with folks, and we appreciate her calmness and ability to handle the negativity.
 2. Cameras have all been installed
 3. Would like to buy at least 2 extra batteries for the cameras, so we won’t have to be down while the

batteries charge. Cost for batteries are \$29.00 through Amazon. Everyone agreed it was an appropriate purchase.

4. Costco had the cameras on sale a week and a half after purchased, so Linda took a copy of the receipt to Costco and got a \$100.00 refund. However, they gave her cash, so she wrote a personal check to Timberlane for \$100.00 since we can't take cash.
5. Back flow system repair on the pool will be starting on Thursday, September 12th. If they complete on Thursday, would like to have the option to open the pool this weekend if it's nice out.
6. Landscapers appear to be addressing the issues we discussed with them. Discussed putting agreed to plan on the website so homeowners can help the board keep them accountable. Chele and Susan to work on achieving.
7. Reminder that all doors are getting old, we might need to start planning for replacing all doors and door knobs.
8. Reminder that archive room door needs some repair.
9. Reminder that the hedge at corner of 191st and 267th needs to be cut back. Need to know who is going to be responsible for cutting back. Maintenance will begin a plan for removal, and we will notify the new owners via a letter tacked to their door that it will be happening.

IV. Treasurers Report

- a. Financials not available before meeting so this months report postponed until next month.

V. Unfinished Business:

- a. Waiting for pool to close to schedule repairs noted in the inspection report.
- b. Still waiting scheduling and quotes from MacDonald Miller for furnace replacement.

VI. Association Manager's Report:

- a. Gave draft numbers from financials to those present.
- b. Second set of delinquency notices going out soon.
- c. 3 new ACH auto pay sign ups and 219 owners more than 90 days past due (10 less than last month).
- d. 6 new owners in the neighborhood.
- e. Delinquencies total \$194,230.95. 101 unites approximately \$500 or more delinquent. Most of those are under lien and and several with our legal services.

VII. Table of Motions

Motion 1: Approval of Consent Agenda

Motion by: Linda

Linda	Chele	Susan	Gerald	Gloria	Jenni	Dorian		
Yes	Yes	Yes	Yes	Yes	Yes	Yes		

Meeting adjourned at 8:10PM