

**TIMBER RIDGE PROPERTY OWNERS ASSOCIATION
BOARD OF DIRECTORS MINUTES-February 11, 2014 Meeting**

The February 11, 2014 TRPOA Board of Directors meeting was called to order by President Kim LaRosa at 5:30pm

PRESENT: Kim LaRosa, Brian Kett, Gene Rogers, Wendy Webb, Charlie Reymond, Patrick Klause & Joey Niolet

ABSENT: Jim Hoskins, Brian Kett -

ALSO PRESENT: T. Velardi, S. Hammons & M. Dienes - TRPOA Staff

OLD BUSINESS -

Minutes - Motion to approve the minutes was made by David Goff, second by Wendy Webb. Motion carried 7-0 Absent; J. Hoskins, B. Kett

Financials- January financials 2014
The financials were reviewed and approved by unanimous consent.
The budgeting process for the 2014-2015 year will be begin shortly and based on this set of financials.

Collections- Quarterly statement went out in January resulting in nominal number of accounts achieving current status. The office continues to work with banks, Fannie Mae and Freddie Mac regarding foreclosures.

Covenants - David sent out a red lined copy of the covenants, incorporating what was discussed at the Board workshop. The Board discussed possible changes to properties that are not zoned single family. The recommendation was not to address any changes at this time.

Security **No solicitation policy-** Kim noted that the office received a visit from members of an organization wishing to go door to door. Periodically the office receives complaints from the membership regarding service providers either going door to door or dispensing marketing literature throughout the subdivision. The Board reaffirmed the no solicitation policy noting it is a safety issue and a means of keeping the subdivision 'neat and orderly'- free of unwanted debris. The Board recognizes the US Postal service as the only organization with the right to go door to door within the subdivision.

Kim updated the Board and reviewed incidents that occurred over the holidays, noting that Swetman Security and the Pass Police have increased their patrol throughout the subdivision. Patrick added that both the PC Police and Swetman have identified 3 vehicles responsible for tearing up the grounds at Treasure Point.

Security cameras - Steven noted that he has met with security camera purveyors who made recommendation regarding our current set-up. In addition to making recommendations they adjusted the setting on the computer used to review the video footage which has been very helpful. A proposal is forthcoming.

Grounds & Maintenance -

Steven reviewed the overall progress and activities for the past month.

The replacement of the burned out lights at the tennis courts will be addressed once the weather in the near future. Pending

Pool - Kool-decking. Steven has procured two bids for removal, replacement and clean-up with a two year warranty. Kim noted that the company with the lowest bid also has the better warranty. In addition the company will be taking precautions to relieve stressed areas in the concrete around the steps. Motion to move forward with the project was approved

Steven noted that the second pool motor has been installed. Patrick noted that the burned out motors lasted 2 years longer than originally anticipated.

Treasure Point -

Steven reported on the progress for the pavilion and fish cleaning station noting the size of the pavilion will be 30' x 40'. Elevation drawings and bids are forthcoming. The water tap has been installed for the fish cleaning station.

Entrance Project - Signage -

Steven updated the board noting that he and Bobby Terwillger met with the City Planner who reviewed the requirements. Steven and Bobby have flagged the proposed sites at both the North Street and Henderson Street entrances. Underground electric and the irrigation infrastructure will be addressed prior to the signs being installed. Conceptual drawings are forthcoming.

City Update - Gene updated the Board on the paving of the Henderson Street entrance noting that it is pending city scheduling.

PCI - No-Report

Newsletter- Kim noted that spring newsletter will go out in April and asked the members to gather their thoughts and submit articles to the office. Kim asked that the results of the survey be included in the newsletter.

Annual Dues - The 2014-2015 annual billing is scheduled go out to the membership April 1, 2014. The Board voted and approved a ten dollar (\$10.) increase to the 2014-2015 dues.

MEETING ADJOURNED 6:35PM

Board Minutes respectively submitted by Terie Velardi, POA Staff.

NEXT MEETING

Monday March 10, 2014 - 5:30PM - PCIGC Banquet Room