

# Timber Ridge POA Newsletter



## 2011 BOARD OF DIRECTORS

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## SEASON'S GREETINGS

From the Timber Ridge POA Staff and Board of Directors

From the President

Holiday Greetings to all.

Another year is almost behind us, and I am happy to report that the TRPOA has accomplished many things during this past year. The reorganization of the Timber Ridge office and staff, the beautiful new salt water swimming pool and the enhanced security systems which, in the future will include camera surveillance. The Cottage arrived that will be refitted as a bathhouse over the winter season. The Covenant Compliance Committee has been organized and busy getting up to date monitoring covenant violations within the community. Thank you to all those property owners that have cooperated.

Many property owners have expressed their desire to have posted security at the community entrances to monitor vehicular traffic within Timber Ridge. The TRPOA Board is currently reviewing this matter and will be meeting with city officials to determine our options. Keeping in mind that additional security will incur additional cost to property owners and therefore a special assessment or increase to the annual dues may be required.

Due to personal, professional and time restrictions Warren Poarch and Gretchen Caplinger have resigned their positions as Board members.



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[www.timberridgepoa.org](http://www.timberridgepoa.org)

**OFFICE STAFF**

Tracie Mitchell

Terie Velardi

228-452-7231

**SECURITY PATROL**

Tommy Piernas

222-1031

## SECURITY

### A REMINDER TO SECURE YOUR PERSONAL PROPERTY AGAINST THEFT

Always lock your doors and windows, home, automobiles and golf carts, day and night.

Store packages and valuables in the trunk of your car and out of sight.

Do not advertise a vacation or prolonged absence, put your newspaper and mail on hold

Break down the boxes that your consumer purchases come in and fold inside out for trash removal – don't let thieves know what you have just purchased.

Always report suspicious activity to the police immediately so they are able to patrol the reported areas.

Report thefts and crime activity to Patrick Klaus TRPOA Security Board member and he will let the office know if a security notice to residents if warranted.

## FINANCE

There are approximately 175 property owners who are not current on their annual dues, of which 50 are not current for 2011 dues

Non-payment of dues is a covenant violation and during the first quarter of 2012 litigation will commence with the worst offenders being sued first.

All property owners delinquent on their dues will have their names posted at the annual meeting and may be included in the future newsletters.

All Property Transfers within Timber Ridge are subject to a \$250.00 transfer fee, due at date of transfer, including sales, quit claim's and transfer to a company name, spouse or estate.

## ARCHITECTURAL COMMITTEE

All new construction must be approved by the TRPOA Architectural Committee. See Covenants on the TRPOA website or call the TRPOA Office for details.

Timber Ridge is a T3R Transect Zone which allows only detached single-family houses surrounded by lawns and landscaped yard.

Each lot may have one primary building with a maximum height of two stories and one outbuilding.

Home occupation is allowed but otherwise no nonresidential uses are permitted.

Elevated structures must be screened from the street below the first floor by approved screening.

The space below an elevated structure can be used for building access, vehicle parking and storage only.

## PCI GOLF COURSE and Golf Carts

As property owners in Timber Ridge, we are fortunate to have an 18 hole semi private golf course in our neighborhood, which adds attractive green space and excellent recreation for all members of the family.

Please help support Pass Christian Isles Golf Club by joining as a membership, or if you are not a golfer, please consider patronizing the restaurant and banquet facilities which are also available to nonmembers. As you know, our TRPOA offices are located within the club house, and we encourage you to stop by and see our staff and check out this terrific facility at the same time.

As a golfer myself, I can see that the management and staff at PCIGC have made numerous improvements to the course over the past year.

**Our community continues to run the risk of losing our ability to use golf carts on public roads to travel to and from the PCIGC. Parents have repeatedly been asked not to allow children that do NOT have a valid driver's license to operate golf carts on any public roadway within Timber Ridge at any time for any reason. However, there are a handful of adults in our community that have elected to pay no attention to our repeated requests and those of the Pass Christian police.**

**Perhaps the thinking is that because you're private golf cart is pink, yellow, red, blue or whatever, that your child will not run the risk of being hit by a car and that the rules do not apply to you or your family.**

**My sincere hope is that "all" golf cart owners in Timber Ridge will start acting responsible and not wait until their child or someone else's child is in a serious accident while they are on their way to the golf course, the pool, treasure point or just joy riding in the family golf cart.**

## COVENANTS COMPLIANCE

The Covenant Compliance Committee will be focusing on Abandoned Homes and Lot Maintenance in the upcoming months. There are currently only a handful of properties with homes that are considered Abandoned and the requirement is that they be removed or renovated to a reasonable standard. For those property owners who have received final notices the next step will be Justice Court.

Timber Ridge POA has had excellent cooperation with the judicial system in the enforcement of our covenants.

This time of year there is no excuse not to keep your lot trimmed and clean, the majority of property owners in Timber Ridge keep their lots in excellent condition, please be a good neighbor and do your part.

**All vehicles have to be parked on driveways; parking on grass areas is a**



**Coming up is the 15<sup>th</sup> Annual  
Mardi Gras Golf Cart Parade**  
Saturday February 11, 2012

Organized by the Timber Ridge  
Women's Club

Decorate your golf cart, bicycle, all-terrain vehicle or just come in costume and walk the parade route. Everyone is welcome to participate!

Award's ceremony to follow the event.

The Timber Ridge Women's Club is open to all women in the neighborhood whose property is in good standing with the POA. We meet on the third Monday of each month at 10AM for food and fellowship.

For more information call: Judy at  
452-5629.

## OFF LEASH ROAMING DOGS

City of Pass Christian does not permit dogs to be off leash within the city limits.

Please report all roaming dogs to -  
Police non-emergency 452-3300.

These dogs are a danger to themselves and to motorists, and create problems to residents who walk or bike in the neighborhood.

Be responsible and walk your dog on a leash and pick up after them.



## Upcoming Dates and Events

TRPOA Office closed:  
Dec 23, 2011

TRPOA Office open:  
Jan 3, 2012

Timber Ridge Women's  
Club Annual Mardi Gras  
Golf Cart parade  
Feb 11, 2012

TRPOA Annual Dues  
April 1, 2012

Timber Ridge Pool Open  
May 1, 2012

TRPOA Annual Meeting  
June 10, 2012

## TELEPHONE NUMBERS

Pass Christian Police –  
Non Emergency  
452-3300

Pass Christian Code  
office 452-3316/452-3324

Pass Christian Public  
Works 452-3308

Mississippi Power  
1-800-532-1502



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NEWSLETTER**

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