

## Timbercreek Canyon Property Owners Association Board Meeting

8/04/2020 VIA ZOOM TELECONFERENCE

Directors present:

Caroline Landry, Robert Wyatt, Mark Stewart, Larry Naiman, Ayne Sharp

Guests present: Amanda Ellis, Michael and Eva Kennedy, Kruno Kupresanin, Roger and Kathy Sammons. Last minute technical difficulties made it difficult to know or effectuate adding all potential guests and also caused a late start. We apologize to anyone that wanted to attend, but were not able to.

Meeting called to order at 7:08 pm.

1. Caroline Landry moved that the Minutes for the 6/02/2020 Board Meeting be Approved. Ayne Sharp seconded the Motion and it passed unanimously.
2. Caroline Landry presented the financial reports (P/L, etc.). After discussion and clarifications, Mark Stewart moved that the reports be approved, Robert Wyatt seconded the Motion and it passed unanimously.
3. Guests asked questions about the gates and it was explained that one can chose to only use the keypad and do not have to buy window stickers. The window stickers are working at every gate, although you have to get a bit closer at the Osage Main gate at this time. After removal of the old island and additional work, this may improve. In response to a question about the TCPOA Architectural Committee, it was explained that the Architectural Committee is established and required by the Declarations and Deed Restrictions (original and amendments). It is not a committee of the TCPOA. Although its Members are appointed by the TCPOA Board, it is separate and independent of the TCPOA. It is vested with the authority to review and approve or disapprove proposed construction or modifications to existing improvements. Its general purposes include determining compliance with Deed Restrictions and attempting to maintain a uniform or harmonious architectural quality, style, and attractive appearance. The Architectural Committee is also separate and independent from the Village of Timbercreek municipality and its building committee and codes and requirements. Separate compliance with both the Architectural Committee and the requirements of the Village of Timbercreek's codes and requirements is required. Copies of the Declarations and Deed Restrictions and the TCPOA Bylaws will be sent to those Guests requesting same.
4. Mark Stewart gave an update on the culvert and roads. It is anticipated that a report regarding the culvert near the Osage Main Gate will be received soon, which should enable the Board to better determine whether repairs or total replacement is necessary and how exigent the situation is. As has been previously noted, the TCPOA did not have the funds needed to pay for any of the bids received to do the seal

coating for the approximate one-third of the roads that have gone the longest without any seal coating. It is planned that new bids to do the work in 2021 will be obtained by or before November 1, 2020. This will enable the Board to determine if the work can be paid for by combining the 2020 funds (dues) ear marked for seal coating with anticipated funds available in 2021. Mark noted that about one half of the herbicide spraying on the sides of the roads has been completed. Robert Wyatt moved that the duration of the Road Committee be extended for one year. The Motion was seconded by Caroline Landry and it passed unanimously.

5. Ayne Sharp reported that about 372 of the 500 window stickers on hand for the gates have been sold. About 47% of property owners have purchased stickers and it is anticipated that many more will be purchased. Additional stickers are received within a few days of ordering them. Comments regarding the new window sticker system have been almost entirely positive. The stickers are working properly at all three gates. A date will be set, probably the morning or afternoon of August 22, 2020, when window stickers can be bought at the Fire Station (in addition to obtaining them from Ayne Sharp). It was also decided that the phone lines needed to operate the old gate system will be cut off by September 1, 2020. Regarding the old island at the Osage Gate, Larry Naiman, after discussion and comments, moved that the bid submitted by Jimmy Ontiveros for \$3100 to remove and haul off the island and repair the asphalt, be accepted. Mark Stewart seconded the Motion and it passed unanimously. It was also decided that a Siren Operating System will be installed at the gates. This enables the gates to open when they detect a siren. As such, emergency vehicles will not have to stop to enter a code. The Village will help with the costs since this involves public safety.
6. Robert Wyatt reported that the Architectural Committee will meet soon to continue organizational matters/plans and discuss specific projects.
7. EXECUTIVE SESSION (Collection efforts regarding delinquent Members and related legal issues/proceedings)
8. Caroline Landry moved to Adjourn. Ayne Sharp seconded the Motion and it passed unanimously. Meeting was adjourned at about 9:15 pm.

## **2020 TCPOA BOARD MEETINGS (7 pm via Zoom)**

October 6, November 3

**Annual TCPOA Members Meeting December 13, 2020**

3:00 pm, Firehouse