

Timbercreek Canyon Property Owners Association Board Meeting

1/07/2020

Directors present:

Doug Messer, Caroline Landry, Robert Wyatt, Mark Stewart, Larry Naiman

Guests present: Janis Naiman

Meeting called to order at 7:05 pm.

1. Mark Stewart moved that the Minutes for the 12/16/2019 Annual Members Meeting be Approved. Caroline Landry seconded the Motion and it passed unanimously.
2. Upon separate, seconded Motions, and separate unanimous votes, Officers were elected to one-year terms as follows: Doug Messer, President; Mark Stewart, Vice President; Robert Wyatt, Secretary; and Caroline Landry, Treasurer.
3. Caroline Landry presented the financial reports (P/L, Balance). After discussion and clarifications, Robert Wyatt moved that the reports be approved and Mark Stewart seconded the Motion and it passed unanimously.
4. Caroline Landry and Robert Wyatt gave an update on assessments collected and collection efforts. After discussion and separate, seconded Motions and separate unanimous votes, the attorneys will be instructed to file liens regarding two delinquent accounts and to continue with litigation regarding one delinquent account. Additional efforts will continue with any other delinquent accounts.
5. Caroline Landry reported on bids received from Amarillo Power gate for repairing the damaged Keypad island at the Osage Gate and regarding installation of toll tag readers (RFID Kits) which are used with UHF Windshield Stickers, which are purchased by members. With this system, the gates open as the vehicle approaches the gate. Members' visitors and service providers (contractors, plumbers, etc.) would be given the keypad code by the Member to gain access. Codes can be easily changed on a regular basis and telephone line charges and repair costs would be eliminated. Additional bids, information gathering and possible meetings with contractors will be pursued before any final decisions are made as to how to proceed.
6. The Board will continue its efforts to establish an Architectural Committee, which includes finding members willing to volunteer and serve and to better ascertain the legal parameters applicable to the committee.
7. Mark Stewart reported on an update received from Shehan Engineering (JSE) regarding the 2020 Seal Coat Project (involving the roads that have gone the longest without). Directors were also given copies of same via email. JSE has inspected said roads to check widths and conditions and are calculating quantities necessary for those roads. The engineers will make a second trip to inspect the other roads to compare so conditions can be compared. JSE may propose that seal coating of localized areas where edge work has recently been done. Their final report is expected by January 13. Mark Stewart also provided and reported on Advanced Pavement's recent proposals to finish the edge work/repairs, which involves Rimrock, Herring and Wild Primrose. The proposal also presented an option to address the substantial deterioration on Sunflower road. Sufficient funds for this work had already been approved and allocated and hopefully the work will proceed in an expedient manner.
8. Robert Wyatt moved to

Adjourn. Caroline Landry seconded the Motion and it passed unanimously. Meeting was adjourned at about 9:05 pm.

2020 TCPOA BOARD MEETINGS (7 pm Gatehouse)

February 4, April 7, June 2, August 4, October 6, November 3

Annual TCPOA Members Meeting December 13, 2020

3 pm, Firehouse