



Homeowners' Association, Inc.

P.O. Box 1773

Mango, FL 33550

www.timberpond3.com

HOA Board of Directors Meeting

April 13, 2011

Meeting was called to order and seconded at the Hubbert residence at 7:10pm. In attendance: Tammy Hubbert, President; Curtis Brown, Vice President; Lee Anne Corbin, Secretary; Lisa Odorczyk, Architectural Control Committee chairperson. Absent: Denise Skillman, Treasurer.

The HOA Board minutes from February and March were approved.

Treasurer's report (provided via e-mail from Treasurer):

Recent invoices for landscaping, TECO (street lights) and insurance have been paid and the HOA Webmaster needs to be paid for his annual services. The annual post office box fee is due (cost increase effective 4/17/11) and will be paid. One estoppel letter received and will be handled by the Treasurer.

Update on 2011 HOA dues: A total of 112 homeowners have paid their dues (4 paid since last month's Board meeting). The Treasurer will send letters to the remaining homeowners who have not yet paid.

Follow-up on old business:

Palm trees on Telfair: An estimate for tree removal was obtained by one Board member as discussed last month. E-Zee Tree Service will cut down and remove 26 palm trees and debris for the \$3,000 the HOA has budgeted. The work can be done in one day. They can also remove the stumps for \$25 extra per stump (total \$650).

The Board discussed this estimate and the others previously obtained and a motion was made and seconded to use the \$3,000 to hire E-Zee Tree Service to remove the trees and debris. The Board agreed to have the trees cut level with the ground and will consider stump removal at a later date.

No Solicitation Signs: Signs have been installed at entrances under the Timber Pond III signs and they look good.

Planters at Entrances: An estimate and plans for redoing the planters are forthcoming from Crosscreek landscaping service.

E-mail Addresses: The current list of homeowner e-mail addresses will be sent to the Secretary who will update with addresses recently obtained.

Spring clean up event on April 9, 2011 was a success. Approximately 12-14 homeowners participated from 9am -12 pm by walking Telfair and through Timber Pond III picking up trash, cleaning signs at entrances, raking leaves, tree trimming, etc. A big thank you to everyone who came out to meet their neighbors and spruce up the neighborhood.

St. Pete Times (SPT): The Board reviewed a newsletter produced by the St. Pete Times (SPT) for a local homeowner's association. It was multi page and content was provided by a committee of three homeowners. The SPT does the formatting, printing and distribution of the newsletter in return for having

a STP newspaper box at the neighborhood entrance. The Board agreed to place a SPT newspaper box at one entrance of Timber Pond III and will look into having the Tampa Tribune place a box at an entrance also. The Board may have the SPT assist with the annual Timber Pond III newsletter.

Telfair wall: The Board has contacted one vendor about pressure washing the wall, sidewalks and planter boxes, but the vendor did not have a water truck. The Board decided to put this on hold until summer and will contact other vendors for estimates.

Architectural Control Committee report:

- 707 Catalpa- Letter was sent about the yard needing mowing and yard has been cut. 2 disabled cars are still in the driveway and both have expired registrations. Board agreed to contact code enforcement about removing them.
- 1105 Belladonna- Trailer is still parked in street. The Board will contact code enforcement.
- 1127 Acanthus- Board has contacted code enforcement two times about a large RV parked on the street (on Acanthus or on the grass on Telfair), but when code enforcement came out, the RV had moved. Per the Timber Pond HOA bylaws, a homeowner can have an RV or trailer parked for 72 hours and on a recurring basis.
- 902 Balsamina- Request for a porch railing was approved.
- 910 Daphne- Letter was sent to homeowner about fence and it has been cleaned.
- 816 Daphne- Request to screen the front porch was approved.
- 823 Daphne- Letter sent to homeowner about barking dog on which the Board had received complaints.

New business:

The Board discussed the welcoming committee and agreed that welcome kits should continue to be available for new homeowners and renters. The Architectural Committee will review and update the welcoming committee materials (which include a binder with emergency phone numbers, by-laws and a welcome letter). A motion was made and seconded to include a \$25 gift card in each welcome packet for new homeowners (renters will receive written welcome materials but not a gift card).

Next BOD meeting will be on **Thursday, May 5, 2011 at 7 p.m. at Tammy's house**. Motion to adjourn was made and seconded. Meeting adjourned at 8:40 p.m.

Signed by:

Minutes approved by:

Lee Anne Corbin, Secretary

Tamara Hubbert, President