



Homeowners' Association, Inc.

P.O. Box 1773

Mango, FL 33550

www.timberpond3.com

A Transition Meeting for new board members was held on **January 3, 2012** at Tammy Hubbert's home at 7:00 p.m. The following were in attendance: Tammy Hubbert, Denise Skillman, Lisa Odorczyk, Lee Anne Corbin, Delores McKay, Lisa Smith, Allison Brandt, Sharon Fox, Millie Warren, and Frank Doto.

Transition of materials and job descriptions were given to the following new board members:

President: Frank Doto

Vice President: Delores McKay

Treasurer: Lisa Odorczyk

Secretary: Lisa Smith

Architectural Chairperson: Millie Warren

Architectural Committee Member: Sharon Fox

Board business:

- A request to install a new fence by the homeowner at 708 Catalpa was approved. Also, the same owner's shed may remain where it currently sits as it is grandfathered.
- A white fence was installed at 1105 Belladonna by the homeowner without approval from the board. The fence is in violation of the deed restrictions as it sits too close to the road. A letter will be sent to the homeowner informing them of the violation.
- The new lawn company, Prime Cut, was discussed. Doing a good job so far.
- Concerns were voiced regarding too many cars parked in driveways and on streets. Cars should not be parked on sidewalks. Residents need to be mindful of children playing. Concerns were also voiced regarding cars driving too fast in the neighborhood. Keep the children and pedestrians safe....slow down!
- Concerns voiced regarding 707 Catalpa. Residents are concerned about the exterior of the home as well as trash that is accumulating outside of the home. The condition of the home could bring down property values. Our attorney, Allison Brandt, sent a letter giving the homeowner 20 days to make improvements. Nothing has been done to date. The Board has the option to go to pre-suit mediation. A motion was made by Lisa Odorczyk to send a mediation letter. The motion was approved unanimously.

Treasurer's report:

- HOA fees are \$75 per year. 38 payments have been collected and deposited with another 15 pending.
- Fees are due by January 31. Payments made after January 31 will be delinquent and subject to a \$10 late fee.
- Bank B.B. & T. updated. Signature cards on file with new Board members' signatures. The new President, Treasurer, and Secretary are authorized to sign checks on behalf of the HOA.

Other news:

- Congratulations to Matthew Thornton on his recent graduation from the University of Tampa!

Next Meeting:

- Tentative dates for new meetings will be the first Tuesday of each month. Next HOA meeting will be February 7 at 7:00 p.m. at 701 Pennyroyal.

Signed by:

Minutes approved by:

Lisa M. Smith, Secretary

Frank Doto, President