



BOD MEETING MINUTES

14 May, 2025

Monthly Meeting

Present:	PRESIDENT	Michele (Mike) Arduini
	VICE-PRESIDENT	Andrew Diedrick
	TREASURER	Carol Sligh
	SECRETARY	Kristi Miller
	ACC CHAIRMAN	Steven Bross

Meeting was called to order at 6:35 pm by President Mike Arduini in physical attendance

Approval of Minutes: Minutes of 9 April 2025 meeting were approved and uploaded to Timber Pond III website

Treasurer's report: Balance end of April 2025 = \$28,962
1 home left to pay annual dues
Carol filed online form to get assessment (\$115) from owner who has not paid -house is going to foreclosure; \$25 filing fee paid by Carol
Insurance lapse due to miscommunication, Carol is getting it reinstated, may have to get a new policy
Carol is providing Steve a list of all HOA expenses to be included in the next newsletter
Daphne house sold, will get new owners a welcome packet
June 1st a late fee will be applied raising dues to \$150 – not applicable for final payment due to foreclosure
Mainstay represents 1124 Belladonna rental property. Mainstay asked us to complete on-barding form and direct communication through them

President's Report: Revisit discussion of posting board meeting notifications. For now, posting will be on the Timber Ponds website (posted with meeting minutes) and possibly Facebook. Notification must be posted in a "conspicuous" location. Potentially going to make signs and post at both entrances if website posting is inefficient.

ACC Report: Tree limb fell down on Acanthus house over driveway
Noise complaint at Daphne due to workers working past 8pm with heavy machinery. Steve addressed it in person. Andrew and Steve also addressed workers in person following 5/14/25 board meeting.
Due to owner complaints that the neighborhood is going downhill and potentially lowering home values, should we start implementing by laws: trash can rule that they can not be left out in sight, maintaining grass/no parking on grass, etc.

New Business: Can we have chickens-by-laws say no, Hillsborough County allows buy bylaws are applicable if more stringent
Current board meeting minutes were emailed to Chris Macionski for posting on Timber Ponds
Need to ask Chris M. to archive older minutes

Old Business: State law that HOA meetings are posted so members have a right to attend and speak
Agenda has to be posted 48 hours in advance or 7 days if electronic posting
Announcement that community shall be allowed to attend monthly HOA meetings. This is not an HOA bylaw but a state statute.

Next Meeting: 18 June 2025 (a Wednesday); 6:30 pm at Steve Bross' house (901 Balsamina Dr.)

Motion to Adjourn by Vice President Diedrick, Second by ACC Chair Bross

Meeting Adjourned: 7:58pm