



Homeowner's Association, Inc.

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## BOD MEETING MINUTES

18 June, 2025

Monthly Meeting

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

Meeting was called to order at 6:33 pm by President Mike Arduini in physical attendance

**Approval of Minutes:** Minutes of 14 May 2025 meeting were approved, uploaded to Timber Pond III website

### Treasurer's report:

- Balance end of May 2025 was \$30,658.20
- To date paid out \$6,048.47, deposited \$17,271.69
- June 1<sup>st</sup> a late fee will be applied raising dues to \$150 – not applicable since all accounts are paid

### President's Report:

- Revisit discussion of posting board meeting notifications. For now, posting will be on the Timber Ponds website (posted with meeting minutes).
- Two community members/home owners attended this meeting to speak about latest Newsletter report of sinkhole at Pennyroyal. Since there is no documentation stating the pond on Pennyroyal is an active sinkhole, verbiage will be amended and the newsletter will be reposted.

### ACC Report:

- Two trees fell down at Belladonna
- Tree in rear of subdivision fell over a storm drain baffle and needs to be removed
- HOA has permission (granted by Mr. Arthur Love) to maintain the three stormwater retention areas within the subdivision.
- RSS Field Services is going to spray ponds to control vegetation overgrowth middle of July. Steve will call to set it up
- Box trucks in driveway and streets. Per our bylaws, trucks must fit in a garage and cannot be parked in a driveway if they do not fit in garage.
- Should we allow box trucks on the street since they obstruct views and can be dangerous for pedestrians.
- Neighbor complaint about current box truck on Daphne and how fast people drive around it

### 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.

### New Business:

- Stray cat issue-defecating in yards and others feeding strays
- It is time for a neighborhood cleanup day to help with storm water retention areas
- Need to find a new insurance policy since Auto Owners dropped us.
- Several quotes have been provided in the range of \$5000-\$5500

**Next Meeting:** 23 July 2025 (a Wednesday); 6:30 pm at Steve Bross' house.

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

**Meeting Adjourned:** 7:43 pm.