

Timber Pond III Homeowners' Association, Inc.

Timber Pond III Annual Meeting

PO Box 1773

Mango, FL 3550

www.timberpond3.com

Present: Mike Cliggitt, President
Amanda Crinigan, Vice President
Sondra Cliggitt, Interim Secretary
Carol Hawkins, Treasurer
Larry Spanos, Architectural Committee
Phil Ferguson, Architectural Committee

Meeting called to order at 7:10 on December 8, 2015 at Limona Village Chapel.

Announcements: Michael Cliggitt

Reading of November meeting minutes was waived, minutes were approved as written. Holiday Decorating Contest judging will be on Friday, December 18.

I. Treasurer's Report: Carol Hawkins

1. Dues of \$12,650 were collected and expenses of \$10,912.38 were paid
2. Balance is \$6,687.21
3. Only one homeowner did not pay dues in 2015.
4. Currently there are 12 rental properties and one home is in foreclosure.

II. Architectural Committee Report: Phil Ferguson/Larry Spanos

1. Letters are being sent to homeowners with deed restrictions.
2. Most common problems are garbage cans, mold and need for pressure washing.

III. Election of Officers: Michael Cliggitt

1. Ashley Gerry was unanimously selected to replace Carol Hawkins as Treasurer.
2. David Friedman was unanimously selected for the position of Secretary.
3. After a discussion of the duties of the HOA President, Felipe Cuesta was voted to replace Michael Cliggitt as the President of the Timber Pond III HOA.
4. Amanda Crinigan has agreed to serve another year as Vice-President and will additionally maintain the neighborhood's website.

IV. Approval of 2016 Budget:

1. Budget which was sent to all homeowners was approved.
2. With the approval of the budget and election of a new Board, dues will remain at \$75 if paid by January 31 and \$100 after that with the addition of late fee of \$25.

Meeting adjourned 8:00 pm.

Next meeting will be the transition meeting between old and new board members to be held in January 5, 2016 at 7:00 pm at 1119 Belladonna Drive.

Notes submitted by: Sondra Cliggitt, Interim Secretary