

December 6, 2016 Annual Timber Pond III HOA Meeting

#### Attendees

Felipe Cuesta, President  
Ashley Gerry, Treasurer  
Carol Anne Friedman, Secretary  
Phil Ferguson, Architectural Committee Director

Meeting was called to order at 7:07 pm.

1. Reading of the minutes - there was a motion to suspend reading the minutes. This was seconded and the motion was passed.

#### 2. Old Business and Reports

- Treasurer's Report by Ashley Gerry - Current Balance - \$5,942.98  
Checks for November are as follows -
  - TECO - \$89.53
  - SWFWMD Cleanup - \$600.00
  - Winks Lawn Care - \$445.00
  - Annual Meeting - \$117.64
  - Gift Cards - \$75.00
  - Law Office - \$352.50
  - Postage - \$18.80
- The storm drain exit areas have been cleaned by Helio Cervantes Lawn Service. This meets the SWFWMD inspection requirements. A homeowner advised that a culvert was missed behind 1129 Belladonna. There's a lot of trash in the area. Per Felipe, this was not part of the contract. He will check it out.
- Architectural Committee Report - Phil Ferguson

Garbage cans have been an issue, but most homeowners are complying. The Fining Schedule mailings were sent out. The driveways with mold have been cleaned.

There was a discussion on whether or not the driveways can be painted. Per Felipe, this is allowed. There's a product called Wet and Forget that you can put on the driveway to help keep it clean.

The new lawn care service started 11/1/2016, John Winks Lawn Care. We need to address the entrance over growth as a new requirement.

#### 3. NEW BUSINESS

- Discussion of the 2017 Budget - No major changes; we're meeting all our expenditures.

Community activities were dropped because people didn't show up.

Yard Sale - we're looking at doing this just once a year.

- There was a motion to accept the budget. This was seconded. The budget for 2017 was accepted.
- It was voted on to leave the HOA Annual dues at \$75.00.
- Nominations for HOA Board

President - Felipe Cuesta - nominated & seconded - Passed

Vice-President- Fred Barja - nominated & seconded - Passed

Treasurer - Ashley Gerry - nominated & seconded - Passed

Secretary - Carol Anne Friedman would like to step down. No one volunteered to take over. She will remain for now.

Architectural Committee Director - Phil Ferguson wants to step down. No one volunteered, he will stay.

- Larry Spanos will stay on as an assistant on the Architectural Committee. 1 or 2 more are needed.
- Violations Appeals Committee - 4 members are needed. The following volunteered - Mike Cliggett, Frank Doto, Carol Hawkins & Kathy Forsthoffer.

The meeting was adjourned.