

# The Meadows at Timberhill Owner's Association

## Board of Directors Meeting

October 13, 2008

Sign in, Call to Order, Welcome (6:35 pm)

Attendees: Brian Egan (President) Robert Neary (Secretary), Dave Stubbs and Stephen Wagner (DLS Associates) and owner Nancy Neary. Cass Dykeman (Treasurer) was unable to attend.

Open Forum: – (Homeowners raise concerns to the Board; Target: ½ hour max)

1. Robert brought up the e-mail received from Charlotte Goddard regarding the slow pace of the painting contractor completing the project. Dave said that they have two buildings remaining yet to paint. However, the contractor has not yet billed the HOA yet for work they have completed. Dave will contact the painting contractor and determine when they expect to be finished. Robert will respond directly to Charlotte.

Housekeeping and Report Items:

1. Approve Minutes from the Board meeting on September 8, 2008. – Robert
  - a. Accepted the motion to forego reading of the meeting minutes (which are posted on the Meadows HOA website). - Minutes **approved**.
2. Treasurer's Report – Cass
  - a. Cass was not available however Dave reported that he had given the bank statements to Cass and that they have been reconciled.
3. ARC Review committee – Dave
  - a. None pending.

Information and Input Items:

1. Painting update. – See "Open Forum" above.
2. Power washing damage claim by resident of 3153 NW Morning Glory. – The painting contractor has repaired the damaged screen. Issue closed.
3. Disabled vehicle at 3111 NW Shooting Star. – Dave sent a notice to the owner, with a copy to the resident, that the vehicle is in violation of the CC&Rs, giving them ample opportunity to remove the vehicle. The vehicle has not been moved. The Secretary will send a letter to the owner and resident that the vehicle will be towed, under Article 7.6, if it is not removed within 5 days of the receipt of the letter.

Decision Items:

1. Landscape Maintenance Bond expiration. – Dave completed a proposed itemized rebuttal statement to the landscape issues brought up by the City which must be met to retire the maintenance bond. The Board has decided to consult with an

attorney to determine any liability to, and appropriate course of action to take, in response to this issue.

2. The next Board meeting will be Monday November 10<sup>th</sup> at 6:30 PM.

The Board adjourned at 8:55 PM

Respectfully submitted,  
Robert Neary, Secretary