

The Meadows at Timberhill Owner's Association

November 18th 2014

Sign in, Call to Order - Welcome (1:00 PM)

Present: President Brian B Egan, Secretary Robert Neary and Kurt and Beth Powell of Willamette Community Management and one owner. Contractor Chris Martin of TruGreen Landscaping was present.

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

1. N/A.

Housekeeping and Report Items:

1. Approve Minutes from the Board meeting on October 14th 2014. – Robert
 - a. Approved as published on the web site.
2. Treasurer's Report – Robert
 - a. Bank accounts for the statement period ending October 31st show all funds in order.
3. ARC Review committee – WCM
 - a. None
4. Chris Martin of TruGreen Landscaping.
 - a. Chris attended to meet the board members and answer any questions regarding the landscape services provided by their company.

Discussion and Decision Items:

1. 2015 Annual Budget. – Due to the actual costs incurred in correcting the extensive construction defects throughout the development, a **motion** was made to extend the ending date of the current \$40 per month surcharge from 2016 to 2018 to generate sufficient income to repay funds borrowed from the reserve accounts. The motion was **approved**.
2. Next Board meeting. – The Annual Owner's meeting will be Thursday December 4th 2014 at 7:00 PM at the Northwest Hills Community Church on Walnut Blvd.

Respectfully submitted,
Robert Neary, Secretary.