

## **Minutes from May**

### **Timberbrook HOA Board Meeting Minutes**

**May 9, 2017**

Meeting called to order at 7:02 p.m. by president Pete Travis.

Board members attending were: Penny Richardson, Ron Voigt, Sarah Ackart, Joanna Martin, Eric Hundley, Katelyn Franks, Shelley Franks, Pete Travis & Ann Carter.

Ann lead a discussion about combining the April and May minutes on the mailout of the Timberline. Joanna Martin made a motion to combine it, and Katelyn seconded. Seven voted in favor, one opposed. Ann then read the April minutes, that were also put on the website. Joanna made a motion to accept the minutes, and Katelyn seconded. All approved.

**Vice President's Report - Joanna Martin:** Joanna sent photos of the bridge debris to Commissioner Hanning, and he came out the next day to view it. He then sent out 2 dump trucks and cleared a lot of the debris. A new sign is being made for the 61st street entrance. The hole at 66th and 221st has been patched and will be worked on again. The road damage at the entry into Timberbrook 4 has been smoothed out a second time. Joanna would like to thank the City of BA and Wagoner County for the work they have done. There was a discussion about new logs and debris that has collected again.

**Treasurer's Report - Eric Hundley:** Checking and money market account balances reported. Eric reviewed the budget line by line to date. As of this date HOA dues are owed by 25 homes, some of these are partial payment dues. A copy of delinquent accounts was requested for board members. Eric will provide.

**Common Grounds Report - Ron Voigt:** Ron reported on a light to be repaired at the tennis courts. Huge thanks to Ron for the work on the flower beds! They look great!

**Rules and Regs Report - Penny Richardson:** Penny reported that 2 letters on complaints went out to homeowners. A call will be made to the City of BA on a home in Timberbrook 4. A couple of welcome packets to new homeowners will go out by the end of May. The property under court order was reported on. Progress will be checked at the end of May. A home in severe disrepair in Phase 1 was discussed. Penny will present options for dealing with it at the next meeting.

**Clubhouse Report - Shelley Franks:** Shelley thanked Ron and Joe for coming to the clubhouse and putting up the furniture during the heavy rains. The club-house had no damage. Thanks to Dillon for hanging the tv and sound bar. Thanks to Ron for the plantings at the clubhouse. Shelley's husband is looking at doing some modifications to the lady's bathroom stall doors. Shelley is talking to Windstream about media options. She will be looking into movie nights this summer for families.

**Social Report - Sarah Ackart:** Sarah reported the garage sale will be Saturday, June

10th. She is planning a summertime open house to see the updates at the clubhouse, meet the pool staff, have yard games and grill hotdogs on Friday, June 2nd, from 6-8p.m. She will also put out flyers about the 4th of July event and list of summer activities. The 4th of July celebration is Saturday, July 1st. We will kick off at 6p.m. with food trucks, inflatables, and games. Planned food trucks are Purple People Feeder with bur-gers and chicken and Alfa grill with Barb-b-que!! The band will start at 7p.m. Kona Ice will also be there!

**Pool Report - Katelyn Franks:** Katelyn reported that she and Steve uncovered the baby pool. The large pool cover will come off tomorrow afternoon by a group of volunteers. She is talking to a payroll company about the pool lifeguards. Pool hours once open will be Wed-Sat 10:30a.m. to 7:30p.m. and Sunday 1:30 to 7:30 p.m. If possible we may be able to be open a few weekends after school starts. Watch the Timberline and boards for information.

**Old Business:** Pete spoke about committee guidelines and how the federal and state laws interact with our HOA rules. Pete presented documentation for the boards review. Pete asked for a motion to adjourn, Ann made the motion, and Katelyn seconded. Meeting adjourned at 8:40 p.m.