

Timber Hill Community Association, Inc.
Meeting of the Board of Directors
September 11, 2015

I. Quorum Count

A Timber Hill Community Association meeting of the Board of Directors was held on Friday, September 11, 2015 at 8 P.M.

The following **Officers** were present:

1. Timothy Duncan, President
2. Dave Lovejoy, Treasurer
3. Vacant, Secretary

The following **Officers** were absent:

1. Barbara Canty – Vice President

The following **Directors** were present:

1. Ralph Pizzano
2. Stacy Koehler
3. Muriel Geiersbach
4. Billy Higgins
5. Joanne Heyer

The following **Directors** were absent:

1. Michael Doyle –Excused
2. LaTonya Jackson – Excused

The following **property owners** were present: 11

There being a quorum of 7 board members, the meeting was called to order at 8:03pm.

II. Minutes

Motion to accept the minutes from the Board Meetings dated August 14, 2015

- ❖ Dave Lovejoy – Motions
- ❖ Stacy Koehler – Seconds
- ❖ 6 Yes, 1 Abstains – Muriel Geiersbach, not in attendance

II. Report of Officers

Timothy Duncan, President (See Attached)

Barbara Canty, Vice President-Absent

Vacant – Secretary

Dave Lovejoy – Treasurer (See Attached)

August Report:

Interest:

Sweep Account	\$10.10
Capital Improvement	\$7.66
Money Market	\$0.02
Certificated of Deposit	\$3.13

Total interest on all accounts for - \$20.91

Total expense for the month of August with transfers - \$11,845.45

Total expenses including all transfers from January – August: \$147,146.25

Community Dues as of 09/10/15: \$160,651.41

Reserve as of 09-10-15: \$18,590.00

Road Fee as of 09-10-15: \$47,803.62

Dues prior to 2015 as of 09-10-15: \$22,929.88

Tricia Nelson - Administration Report- See attached

1. **Tricia Nelson's Review:** See Unfinished Business
2. **Annual Meeting:** Please invite those who previously held these positions. Spiro Vlismas volunteers. Invite Rose Aumick for ballot counting.
3. **Alpine Mountain:** See Unfinished Business
4. **Alpine Mountain:** Please call new attorney. Member recommended Attorney Steven Krawitz for civil litigation. You can also call Monroe Co. Bar Assoc. for recommendations.

5. **Pool:** Wait until next year before the start of the pool opening of 2016.

IV. Report of Committee Chairman

Rose Aumick, Events Committee – No Report

Leo Henneberger, Road Committee - Absent

Vacant Chair, Hearing Committee- No Report

We don't have a chairperson, but Sheila and Lane are on the committee.

Vacant Chair, Pool Committee – No Report

Linda Siano, CAPP Committee (See Report)

1. Towing: Road Committee handles
2. Speed bumps: Road Committee handles
3. Culvert Blockages/disrepair: See Unfinished Business
4. Flooding on Tahoe: See Unfinished Business
5. Letters to Homeowners about Roadwork: Tricia Nelson will create and mail out
6. Gypsy Moth Suppression : See Unfinished Business

Vacant Chair, Crime Watch – See attached

No active members

Everyone needs to just keep their eyes open. Contact the State police if necessary.

V. Unfinished Business

- A. **Tricia Nelson's Review** – Tricia Nelson will not sign job description, but will sign a review write-up. There's no policy and procedure in place for review process. The board would like to ask LaTonya Jackson (director) for her assistance in creating a process.

Motion to rescind the requirement of signature on the job description at this time

- ❖ Dave Lovejoy – Motions
- ❖ Ralph Pizzano – Seconds
- ❖ Unanimous

Motion to create a written policy for a performance review to include job description/acknowledgement

- ❖ Bill Higgins –Motions
- ❖ Joanne Heyer –Seconds
- ❖ Unanimous

Note: The board will ask LaTonya Jackson for her assistance on creating the above.

B. Culvert Repairs (See CAPP Report)

Motion to have the Road Committee get a contractor to assess the culvert blockages and disrepair that CAPP Committee has notified Road Committee via e-mail on 7-24-15. Road Committee must submit a formal report on or before 9-30-15 to the entire board

- ❖ Dave Lovejoy – Motions
- ❖ Joanne Heyer – Seconds
- ❖ Unanimous

C. Gypsy Moth Committee “Ad HOC”

Motion to create an “Ad HOC” Gypsy Moth Committee

- ❖ Joanne Heyer – Motions
- ❖ Muriel Geiersbach – Seconds
- ❖ 5 Yes, 1 No – Ralph Pizzano

D. Alpine Mountain – 6 Lots up for Tax Sale

Motion not to purchase the 6 lots at this time

- ❖ Joanne Heyer – Motions
- ❖ Ralph Pizzano – Seconds
- ❖ 5 Yes, 1 No – Bill Higgins

E. Brace Committee – We will create a “Bylaw Review Committee”

Motion to create a standing Bylaw Review Committee

- ❖ Dave Lovejoy – Motions
- ❖ Billy Higgins – Seconds
- ❖ Unanimous

Motion to name Muriel Geiersbach as chairperson for the Bylaw Review Committee

- ❖ Dave Lovejoy – Motions
- ❖ Joanne Heyer – Seconds
- ❖ 4 Yes, 1 No – Stacy Koehler, 1 Abstains – Muriel Geiersbach

F. Road Work

Motion to rescind the motion from 8-14-15 to spend Capital Improvement monies and road fee monies for Haystack, Lower Snowmass, and Magic Mountain Rd

- ❖ Dave Lovejoy – Motions
- ❖ Ralph Pizzano –Seconds
- ❖ Unanimous

Motion to approve the quote from L. Marki & Sons to do paving and drainage on Lower Snowmass Rd, which will include drainage on Magic Mountain Rd as presented to the board by the Road Committee at a workshop on 9-9-15

- ❖ Ralph Pizzano – Motions
- ❖ Dave Lovejoy – Seconds
- ❖ 5 yes, 1 Abstains – Stacy Koehler– was not in attendance at workshop 9-9-15

Motion to extend the meeting for 30 minutes at 10:04

- ❖ Joanne Heyer –Motions
- ❖ Muriel Geiersbach – Seconds
- ❖ Unanimous

Motion to send a letter to homeowners that will be affected by road work on Lower Snowmass and Magic Mountain (Tricia Nelson will write the letter and submit to the board for approval)

- ❖ Joanne Heyer –Motions
- ❖ Dave Lovejoy – Seconds
- ❖ Unanimous

G. Pot Holes - CWP quote \$4950.00

Motion to pay \$4,950.00 to CW Price for pothole repair

- ❖ Dave Lovejoy – Motions
- ❖ Ralph Pizzano – Seconds
- ❖ Unanimous

H. CD

Motion to rescind the motion to spend the CD money on road work at this time

- ❖ Dave Lovejoy – Motions.
- ❖ Ralph Pizzano – Seconds
- ❖ Unanimous

Note: If the CD has not automatically renewed, please renew for additional 6 months.

VI. New Business

- A. Budget** – A date for a workshop is to be determined. Please ask Scott Miller from Riley & Company, Leo Henneberger, and Tricia Nelson to attend. Please invite Linda Siano to take minutes at the budget workshop in order to help create a policy and procedure for annual budget.

Motion to ask Scott Miller (accountant), Leo Henneberger, and Tricia Nelson to attend this workshop; invite Linda Siano to take the minutes in order to help create a policy/procedure; and to pay accountant to attend the budget workshop

- ❖ Joanne Heyer – Motions
- ❖ Billy Higgins – Seconds
- ❖ Unanimous

VII. Open Floor

Members are upset about Haystack Rd.

VIII. Closing Adjournment

Motion to close the meeting at 10:31PM

- ❖ Joanne Heyer – Motions
- ❖ Ralph Pizzano – Seconds
- ❖ Unanimous

Minutes taken by Stacy Koehler, Director