

Timber Hill Community Association, Inc.
Meeting of the Board of Directors
November 13, 2015

I. Quorum Count

A Timber Hill Community Association meeting of the Board of Directors was held on Friday, November 13, 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. LaTonya Jackson

The following **Directors** were absent:

1. Joanne Heyer –Excused

The following **property owners** were present: 6

There being a quorum of 6 board members, the meeting was called to order at 8:04pm.

II. Minutes

Motion to correct the minutes from the Board Meetings dated October 09, 2015; under New Business Section A, should state “we missed it for 2016,” instead of “we it for 2016”

- ❖ Muriel Geiersbach – Motions
- ❖ Stacy Koehler – Seconds
- ❖ 3 Yes, 1 Abstains – LaTonya Jackson

Motion to addendum statement on page 4, under New Business, Section D, Money Market account, need to add the statement “to close the account after the transfer is complete” from the minutes of the board meeting dated October 09, 2015

- ❖ Muriel Geiersbach –Motions
- ❖ Stacy Koehler
- ❖ 3 Yes, 1 Abstains – LaTonya Jackson

Motion to add “Mack” (Anthony’s last name) to the statement on page 5, under Open Floor in the minutes from the Board Meeting dated October 09, 2015, should read “Anthony Mack expressed interest in becoming the Treasurer.”

- ❖ Muriel Geiersbach – Motions
- ❖ Stacy Koehler – Seconds
- ❖ 3 Yes, 1 Abstains –LaTonya Jackson

Motion to accept the minutes from the Board Meeting dated October 09, 2015 with the above corrections

- ❖ Muriel Geiersbach- Motions
- ❖ Stacy Koehler –Seconds
- ❖ 3 Yes, 1 Abstains – LaTonya Jackson

Motion to change the heading on the minutes of the Annual Board Meeting dated November 1, 2015 which currently states Annual Meeting of the Board of Directors and should state “Annual Meeting of the Membership”

- ❖ Muriel Geiersbach – Motions
- ❖ Stacy Koehler – Seconds
- ❖ Unanimous

Motion to add the statement to the minutes of the Annual meeting of the Membership dated November 1, 2015 that no quorum was met at the Annual Meeting of the Membership that was scheduled for October 25, 2015, so no quorum

is needed for the Annual Meeting of the Membership on November 1, 2015. The meeting on October 25, 2015 was rescheduled to November 1, 2015.

- ❖ LaTonya Jackson – Motions
- ❖ Muriel Geiersbach – Seconds
- ❖ Unanimous

Motion to accept the minutes from the Annual Meeting of the Membership dated November 1, 2015 with the above corrections

- ❖ LaTonya Jackson – Motions
- ❖ Stacy Koehler – Seconds
- ❖ Unanimous

II. Report of Officers

Timothy Duncan, President (See Attached)

Barbara Canty, Vice President-Absent (See Attached)

Resignation Letter from Barbara Canty resigning from the Vice president's position.

Vacant – Secretary

Dave Lovejoy – Treasurer (See Attached)

October Report:

Interest:

Sweep Account	\$7.46
Capital Improvement	\$7.69
Money Market	\$0.02
Certificated of Deposit	\$3.13

Total interest on all accounts for - \$18.30

Total expense for the month of October with transfers - \$15,674.37

Total expenses including all transfers from January – October: \$167,652.38

Community Dues as of 11/13/15: \$162,412.23

Reserve as of 11-13-15: \$18,715.00

Road Fee as of 11-13-15: \$47,553.62

Dues prior to 2015 as of 11-13-15: \$25,324.88

Tricia Nelson - Administration Report- See attached
Read by Timothy Duncan

IV. Report of Committee Chairman

Rose Aumick, Events Committee – No Report

Leo Henneberger, Road Committee – Absent, No Report

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- No Report

Vacant Chair, Crime Watch – See attached

No active members

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

Vacant Chair, Gypsy Moth “Ad Hoc” Committee

Muriel Geiersbach, By-Law Review Committee

Meeting scheduled for 12/1/15 and has two members on the committee.

V. Unfinished Business

A. Written Policy for a Performance Review to include description/acknowledgement

LaTonya Jackson will send review to the board next week.

Motion to table for 90 days

- ❖ LaTonya Jackson – Motions
- ❖ Stacy Koehler –Seconds
- ❖ Unanimous

B. Culvert Repair

Motion to contact Bob Marki to assess culvert repairs needed that CAPP brought to the attention of the Road Committee in July

- ❖ LaTonya Jackson – Motions
- ❖ Ralph Pizzano –Seconds
- ❖ Unanimous

- C. Gypsy Moth “Ad Hoc” Committee-** Stacy Koehler already handed in her recommendations. The rest of the board needs more time to review.

Motion to table for 90 days

- ❖ LaTonya Jackson – Motions
- ❖ Muriel Geiersbach – Seconds
- ❖ Unanimous

Note: Stacy Koehler will need 30 days to complete a draft for vote after board reviews.

- D. By-Law Review Committee** – Stacy Koehler already handed in her recommendations. The rest of the board needs more time. Muriel Geiersbach will discuss at her meeting on 12/1/15 with her committee members.

Motion to table for 90 days

- ❖ LaTonya Jackson – Motions
- ❖ Stacy Koehler – Seconds
- ❖ Unanimous

Note: Stacy Koehler will need 30 days to complete a draft for vote after board reviews.

E. Budget

Motion to accept the annual operating budget for 2016 and table the Capital Improvement budget for next meeting. Tricia Nelson must make the corrections, so the board knows how much money they can budget.

- ❖ LaTonya Jackson – Motions
- ❖ Muriel Geiersbach – Seconds
- ❖ Unanimous

VI. New Business

A. Appoint New Officers

President:

Stacy Koehler nominates Timothy Duncan for President. Timothy Duncan accepts the President’s position.

Motion to nominate Timothy Duncan as President

- ❖ Stacy Koehler – Motions
- ❖ LaTonya Jackson – Seconds
- ❖ 3 Yes, 1 No-Ralph Pizzano

Vice President:

Stacy Koehler Nominates LaTonya Jackson for Vice President.
LaTonya Jackson accepts the Vice President’s position.

Motion to nominate LaTonya Jackson as Vice President

- ❖ Stacy Koehler – Motions
- ❖ Ralph Pizzano – Seconds
- ❖ 3 Yes, 1 Abstains – Latonya Jackson

Treasurer:

Ralph Pizzano nominates Anthony Mack for Treasurer.
Anthony Mack accepts the Treasurer’s position.

Motion to nominate Anthony Mack as Treasurer

- ❖ Ralph Pizzano – Motions
- ❖ Stacy Koehler –Seconds
- ❖ Unanimous

Secretary:

Stacy Koehler nominates William Higgins for Secretary.
William Higgins accepts the Secretary’s position.

Motion to nominate William Higgins as Secretary

- ❖ Stacy Koehler – Motions
- ❖ Ralph Pizzano – Seconds
- ❖ Unanimous

B. Girl Scout Building Rental

Motion to allow Girl Scout Troop #50680 to utilize the association building for troop meetings

- ❖ LaTonya Jackson – Motions
- ❖ Ralph Pizzano – Seconds
- ❖ 3 Yes, 1 Abstains – Stacy Koehler

C. Director Request

William Higgins submitted a written request to be a director.

Motion to accept William Higgins as a Director

- ❖ Stacy Koehler – Motions
- ❖ Muriel Geiersbach – Seconds
- ❖ 3 Yes, 1 No – Ralph Pizzano

Note: Ralph Pizzano made Leo Henneberger aware of Unfinished Business, Section B.

VII. Open Floor

1. Spiro Vlismas stated Timber Hill Association does not own bridge. He mentioned to reach out to Achterman for any questions regarding roads and boundary lines.
2. Rosanne Leone stated she would like the timber-hill.com website updated to when meetings are to be held.

VIII. Closing Adjournment

Motion to close the meeting at 10:07PM

- ❖ LaTonya Jackson – Motions
- ❖ Stacy Koehler – Seconds
- ❖ Unanimous

Minutes taken by Stacy Koehler, Director