**Timber Ridge HOA**

**Board Meeting**

**June 7, 2022**

The meeting was called to order at 6:35 PM. Carolyn Morton and Cynthia Portillo, board member’s present. Tim Royse, treasurer was also present. Guests attending were Wichita City Councilman Brian Frye, resident Teresa Poynter - 2110 N Parkdale Ct and resident Shawn Clothier - 1825 N Shefford Cir.

Approval of minutes - Carolyn moved that the minutes of the previous meeting be approved as written. Cynthia seconded the motion, motion carried.

Treasurer’s report - Tim Royse gave the treasurer report, dated 6/1/2022 thru 6/7/2022. The report was approved.

**Old Business:**

* Past due Dues - There are currently no past dues.
* 1814 N Shefford Ct - Brian and Shanda Steele – Mowers broke off fence; Homeowner has been told (1-18-22) to fix fence and HOA will reimburse them the cost. 05-26-22 - Homeowner said they are still waiting for the company to fix.
* Dirt behind houses around Pond 3 just south of Buck Cates – Randy will haul in dirt and plant grass in the fall. We need to tell him what kind of grass to plant.
* Remove all remaining willow trees – Randy is removing trees as time allows.
* Estimate for rock around Ponds 1 and 2 – Reviewed estimate from Randy in the amount of $6,570. Cynthia moved that we accept the quote. Carolyn seconded. Motion carried.
* 1837 Shefford – Gary Allen – Submitted to MAPC – Keely Snow reported the court date is still pending.
* Cattails on Pond 5 – Have been sprayed.
* 2002 N Parkdale Ct – Kalin and Haley Blackburn – fence section missing. Repairs made.
* 2057 N Parkdale – James and Margaret Wright – fence section down. Repairs made.
* 1926 N Parkdale – Craig and Elizabeth Rindt – fence section down. Repairs made.
* 11010 N Cornelison – Tom Drees – trailer in drive – letter sent 2-14-22; Send a second letter and include if not moved within 2 weeks from date of letter will be submitted to MAPC – Trailer gone only to be replaced by a boat. Person across the street called to complain about the dead bamboo and how it looks. Backyard is a mess. Keely Snow responded that she can’t help us with the boat now because of “usage” season. The City inspector was out regarding the backyard and condition of the home. HOA will let the MACP handle for now.
* 2001 N Parkdale Ct – Montgomery Loomis – House needs painting and general cleanup; Cynthia to send second letter; give 30 days and include if not completed will be submitted to MAPC.
* Dead trees along 21st Street - Emailed City again about dead trees. Heard back they will try to shoot for the end of June or first of July.

**New Business:**

Election of officers-Cynthia moved the board keep their current positions. Carolyn, President; Howard, Vice President and Cynthia, Secretary. Carolyn seconded the motion. Motion carried.

Pathway Church – Planned development - Councilman Brian Frye shared and confirmed that Pathway plans sell part of their vacant land to a developer to build duplexes. HOA residents can fill out protest forms to share their concerns. The HOA can also ask for screening walls, or specific fencing, or tree lines to be put in by the developer. This may or may not be approved.

Lining for drainage ponds – Shawn Clothier - 1825 N Shefford Cir presented an idea to the board to line Pond 5 with a product called Bentonite. Bentonite is a natural clay that expands to seal a pond for leakage. It is a natural product, not harmful to wildlife. Shawn to get back with the board on the costs.

Landscape Committee – Teresa Poynter - 2110 N Parkdale Ct, presented a plan on landscaping both entrances off 21st St. Plans included using as many of the current plants, but also adding and changing some plants, changing light fixtures and removing the overgrown bushes in front of the HOA signs. Teresa would like to start with the islands. Cynthia moved we budget up to $500 for re-landscaping of both islands. Carolyn seconded. Motion carried.

**Homeowner Concerns:**

**Adjournment -** With no further business the meeting was adjourned at 8:25 PM.

**\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_**

**Cynthia K Portillo-Secretary**