**Timber Ridge Homeowners Association**

**Board of Directors Meeting Minutes**

**September 20, 2015**

The meeting was called to order at 2:30PM. Board members Carolyn Morton, Howard McCoy, and Cynthia Portillo were present. Tim Royse, treasurer was also present at the meeting. No guests attended the meeting.

Carolyn moved and Howard seconded that the minutes of the last meeting be approved. Motion carried.

Tim Royse presented the Treasurer’s Report dated 9-1-15 thru 9-30-15 and the report was approved. Tim reported that there were currently 8 liens filed, 244 dues collected and 14 outstanding. Tim to send 3rd and final notice, then file a lien if not paid by 10/15/15.

**Old Business:**

* Trees on 21st St - Still waiting on the City of Wichita to trim trees. Howard talked to City, they will get to them.
* Light fixtures at Prescott and Parkdale entrances-Carolyn working with Lightbulbs Etc. on this. She will send them an e-mail.
* Sprinkler leaks at 2106 & 2110 N Pardale Ct, and leak around Pond 2 – Randy with Jacobs Lawn Care made repairs.
* 1926 Parkdale Ct - yard mowed and back yard fence is down. Howard contacted OCI and will take them to court. 5012015, new fence is up, all taken care of.
* 2001 Parkdale—OCI taking to court. Howard stated they went to court and the courts found that the homeowner did enough to be in compliance with the upkeep of the property. Board will continue to monitor.
* Ashley Furniture/Denning Nursery drainage pond—City Engineer advises against doing anything to the size of the drainage pond behind Ashley/Denning properties. The Board will not pursue the issue at this time.
* 10906 Westport-overgrown trees. Nothing found by the board.
* 1814 N Shefford Circle-car trailer parked in the street. Cynthia drove by before the meeting and it was gone.
* 2030 N Stoney Pt-Brett & Stacy Turner, inquired of the board if land behind their house can be purchased. The land is owned by the HOA and not zoned for sale.
* 2018 N Parkdale Ct-Sheila Rupp, house in foreclosure and yard is a mess. Howard spoke to the realtor and the home has mold and needs a lot of work. Priced low for market value because of the issues in the home.
* 2101 N Parkdale-overgrown grass by fence in back yard and rodents. This property has been cleaned up.
* 10801 Westport-trailer in drive. Cynthia drove by before the meeting and there is no trailer in the drive.
* 2022 N Parkdale-Cates, complaint about mowing on pond 3 and weed eating. Howard stated it is all ok now.
* 2118 N Mars-Ricardo Ramirez Paredes, back yard needs mowed and fence repaired. As of the date of the meeting both issues were taken care of.

**New Business:**

* Algae Pond 4—Howard says there is none.
* Trees on common areas—The board discussed Howard will walk around with Randy to show him the following areas that need taken care of: Removal of three dead cedar trees (one on pond 3, one on south end of pond 3 and one on pond 4 by the pump), removal of dead tree limbs in common areas, and trees that need trimmed on pond 5. Howard also to ask Randy for advice about the weeping willows and possibly replanting some trees.
* Pond 3-Waiting on Jacobs Lawn Care to rock pond 3. Randy will get to it.

**Homeowner Concerns:**

No other homeowner concerns were presented.

With no further business, the meeting adjourned at 3:14 PM.

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Cynthia K Portillo, Secretary