

TIMBERTON VILLAGE HOA
REGULAR BOARD MEETING APRIL 6, 2015

MINUTES (PENDING APPROVAL)

-Meeting called to order at 3:00 PM by President Steve Beuby.

Board Members present: Steve Beuby, Betty Harmon, Steve Frenzl, Rich Durbin (Quorum). Joe Iacono absent

Village Residents present: 13 individuals (see sign-in sheet on file)

-MSP to approve agenda as published (all ayes)

-MSP to approve Minutes from the February 2, 2015 Regular Board Meeting and Minutes from the February 16, 2015 Special Board Meeting (all ayes)

-New Home Owners: None present

-Comments from the Chair: Once again, in a very troubled world, Port Ludlow remains a great place.

-Comments from the floor: Tom Carter announced that Dale Wills is replacing Bill McCaughey as Block Captain for Timber Meadows.

-Formal Correspondence: None

-Committee Reports:

A. ARC-Steve Frenzl- Five Fast Track applications were received since the last regular meeting and all were approved.

B. VMC-Betty Harmon- The VMC provided a handwritten listing of suggested projects for 2015/2016 with estimated costs as follows:

- 1. Continue work on signature tree and two others. (\$250.00)**
- 2. Trimming the alders and clean-up of branches along Timberton Drive. (\$500.000)**
- 3. Cutting dead fir and replace behind monument sign. (\$200.00)**
- 4. Fall Firewise clean-up. (\$1,200.00)**
- 5. Trimming and removing weeds between streets and homes this Spring. (\$500.00)**
- 6. Chain fence and No Parking sign at top of Timberton Drive.**

7. Cutting alders in front of gazebo. (\$200.00)

8. Cutting down dead alder trees in common areas 6-8. (\$200.00)

Discussion: a. Steve Beuby noted \$2,200.00 budget remaining for this year; \$3,000.00 budget for next year. b. Wildflower first cutting at pond not cut to edge. c. Steve Beuby- appropriate to use term "firewise"? d. Steve Beuby stated that the VMC listing above was different from prior planning and needed more accurate pricing. Joe Iacono should be part of planning and pricing.

-MSP to have VMC meet again, including Joe Iacono, to provide a finite listing of planned projects and specific cost estimates to the Board for approval. (all ayes)

C. FMC- Steve Beuby- Budget standing in excellent order to date.

-Old Business:

A. Parking problems on McKenzie- Steve Beuby-issue addressed by a letter to residents and has been resolved.

B. Tree Coalition vs SBCA- Steve Beuby- matter was decided by judge-written ruling forthcoming from court.

C. No Parking issue at top of Timberton Drive-Betty Harmon working with SBCA Trails Manager- land is controlled by PLA-not resolved as yet-Betty to meet again with Trails Manager.

D. New Residents Greeters Group- Betty Harmon-Rick Hellewell will place homeowners and renters list on the website with updates to be managed by the Secretary or Kathy Kubesh or Cynthia Blacketer.

-MSP to approve the newly revised Greeter Package documents (all ayes)

E. Volunteer donations for the Holiday flag program-Steve Beuby-Two additional contributions-goal reached.

-New Business:

A. VMC projects approval-Steve Beuby- Moved to a later meeting (see Committee Reports above)

B. New Website- Steve Beuby- Launched thanks to Rick Hellewell-many positive comments including praise from other villages-old website to be deactivated- Marge Carter requested that header from old site be incorporated into new site-Board agreed.

C. Action on Centobene Arc Request 13-036 which was remanded back to TVHA by the SBCA Board on 23 November 2013- Steve Beuby- matter should be acted upon now-feels that based upon judge's findings at the hearing, this Board should be guided by the TVHA Plat(s) language which was specifically written for Timberton Village.

Discussion: Betty Harmon called for delaying TVHA action pending publication of final court ruling- Rich Durbin considered the information specifically heard in court as sufficiently clear to act now.

-MSP That in view of language in the TVHA Phase 2 and Phase 3 Plats, the Board is returning ARC request 13-036 to the SBCA ARC with a recommendation for disapproval. (3 ayes, 1 no)

D. Action regarding a February 14, 2014 complaint by Mrs. Margy Cain regarding alleged tree planting in a common area by Mr. Steve Failla. This complaint was put on hold pending resolution of the Tree coalition vs SBCA lawsuit.- Rich Durbin provided Board members a written summary of the complaint for discussion-

-MSP the Board finds that Mr. Failla did plant three trees on common ground without required TVHA authorization but not with intentional disregard for the rules; he did leave brush debris on common ground for a period but removed same upon hearing of the complaint; he did not create fences on his property or common ground as alleged; the matter of native species plants was found to be of little consequence. (all ayes)

-MSP as proper action based on the above findings, the Board has decided that the three dwarf fruit trees planted on the common area adjacent to the Failla property shall remain in place so long as Mr. Failla agrees in writing to maintain them as required by the TVHA Vegetation Management Plan, at no expense to the community, and that the protective enclosures may be retained as reasonably required but must be of minimal size and visual impact. The Board Secretary will provide a letter within seven days to Mr. Failla specifically informing him of the decision and requiring his written agreement to comply. (all ayes)

E. The Annual Meeting will be held June 29, 2015 at the Bay Club. Board elections for four positions will be conducted.

F. Draft Reserve Study for 2015-2016 – Steve Beuby-the draft study was reviewed by each Board member and opened for discussion-

MSP- The Board accepted the Reserve Plan as presented (all ayes)

G. Draft 2015-2016 Budget –Steve Beuby- the budget was opened for discussion.

-MSP The Draft Budget for 2015-2016 was approved (all ayes)

H. General Planning for the Annual Meeting – Steve Beuby- notification must be between 60 and 30 days prior to the meeting date. Discussion- a pot luck was suggested- volunteers sought- Debbie Wills and Cynthia Blacketer accepted- Board is open to suggestions- Secretary will be lead for mailing notifications and ballots

-Comments from the floor:

- Marge Carter- Thanks to the Board

-Steve Failla-Complimented work on Budget

-Comments from the Board: None

-Next Regular Board Meeting will be on Monday, June 1, 2015 at 3:00 PM at the Bay Club

MSP to adjourn at 5:11 PM (all eyes)

Respectfully Submitted,

Rich Durbin

Secretary