Tall Pines Ranch HOA

Board Meeting Minutes

April 6th, 2017 – 826 Piney Ridge Way

1. Meeting Called to Order by President at 7:20pm
2. Roll Call – All members present. Ken Huisman present via telephone conference.
3. Approval of Meeting Minutes from January 24th meeting.
   1. Motion made to approve by Tim.
   2. Motion seconded by Roger
   3. Motion carried and minutes unanimously approved.
4. Treasurer report
   1. Discussion of funds necessary to maintain adequate insurance coverages and possibly create a new insurance package.
      1. A rough figure of $200 dollars per year more to increase current liability coverage to 1M
      2. Approximately $224 dollars to increase fraud protection to $30k
   2. Further discussion of insurance package was tabled until next meeting when more information could be acquired.
   3. 5K was allocated in the budget to fix the entrance sign on Pagentry when entering Tall Pines Ranch.
   4. Taxes have been submitted to accountant.
      1. Board has requested a time frame for which to transfer monies to CD’s
      2. As of April 6th, no response yet from accountant.
5. Outstanding Violation Review
   1. Janice sent a notice referencing parking to 18655 Lake.
      1. ACC approved plan for garage build at 18655 Lake. Board will approve a waiver request for the timeframe of the garage build to have outdoor parking.
   2. Christmas lights.
      1. Violation notice needs to be sent out
   3. Snowblower
      1. Violation notice needs to be sent out
   4. Notice sent to 862 for Tire tracks in the yard.
   5. Hose and fence issues
      1. Tabled for further discussion at next meeting
   6. No New Violations
6. ACC Report
   1. ACC received plans for a garage to be built at 18655 Lake. ACC reviewed and approved.
   2. ACC received plans for a concrete pad at 809 Piney Ridge Way. ACC reviewed and approved.
7. Old Business
   1. Water Readings and Fines
      1. Numbers for 862 are confusing, the numbers are changing. Cannot send fines if numbers are not accurate.
      2. In future violation notices need to go if readings aren’t given.
   2. Annual Picnic
      1. Different Venues being researched
      2. Invitations and notices will be sent on approval of location
8. Adjournment: Tim moved to adjourn; Roger seconded. Meeting adjourned at 9:52pm
9. Next Board Meeting Scheduled May 15th at 807 Piney Ridge Way