

Tamarron Homeowners' Association, Inc.
Board of Directors Meeting
Tuesday, February 20, 2024 7:00 p.m.
Zoom

MEETING MINUTES

Members Present: Tom Adams, Andy Manson, David Steele, Bill Jones and James Eiermann

Property Management Company: Carole Damon, Capital Realty, Inc.

Meeting was called to order at 7:07 p.m. by James Eiermann

Election of Officers: The following slate of officers was nominated.

President – James Eiermann	Vice President – David Steele
Treasurer – Gary Chrzastowski	Secretary – Tom Adams
Motion – Bill Jones	Second – Andy Manson Passes

Minutes:

A. The minutes from the December 13, 2023 regular board meeting were reviewed.

A motion was made to accept the minutes.

Motion – David Steele Second – Tom Adams Passes

Financials:

A. The financial reports were presented by Carole Damon. A motion was made to accept the financial reports as presented.

Motion – Andy Manson Second – Bill Jones Passes

B. Past due accounts – there are two homeowners who are behind. One account has set up a payment plan. The other said not to send her to collections and she will pay in full. The Board agreed that if no payment is received from the second owner by early March the account should be turned over to the attorney.

Committee & Neighborhood Reports:

A. Tree Committee – the committee is waiting for trees to leaf out so they can re-evaluate the priority of tree removal and trimming.

B. Landscape Committee – no report

C. Irrigation – the Board would like the irrigation system turned on as early as possible so any further damage caused by AEG can be located.

D. Lawn Care – will start spring cleanup in March/April.

E. Heights Update – no report.

F. Village Update – the skylights at 3643 Tamarron Drive need replaced. The blinds the current skylights have are no longer made. There is an additional cost of \$1,000 for the blinds. The Board voted to replace the skylights and spilt the cost of the blinds with the owner. If the owner pays for the skylights she will be eligible for a tax credit. Bill noted the common area will need work in the spring.

G. Vista Update – no reported issues since last meeting.

Unfinished Business:

- A. Rules and Regs – tabled.
- B. Investment Policy – tabled
- C. Fiber Lines – still working with AEG for reimbursement on repairs. The Board would like to charge AEG finance charges on the late payment as the HOA is losing interest on the funds that have been paid out and there are maintenance items not getting completed while waiting for reimbursement.

New Business:

- A. Trash Cans – remind neighbors that trash cans are not to be visible from the street.
- B. Parking – new residents are blocking the sidewalk when parking in their driveway. Tom will speak to them about this..

Exterior Alteration Requests: None

The Board adjourned the meeting at 7:49 p.m. by motion – David Steele and seconded by Bill Jones. Motion passed.