

Tamarron Homeowners Association, Inc.
Board of Directors Meeting
Tuesday, June 19, 2018 7:00 p.m.
Capital Realty Group, Inc. – Conference Room

MEETING MINUTES

Members Present: James Eiermann, Marilyn Gregory, Bill Jones, Andy Manson, Joanne Sabbagh, Tim Smith, Dave Steele, Deborah Tucker
Absent: Gary Chrzastowski, Dave Gentry
Property Manager - Carole Damon, Capital Realty, Inc.

Meeting was called to order at 7:05 p.m. by Bill Jones

Homeowner Comments:

Ron Thompson has several issues: 1) wants to know when we will be trimming the street trees. Tim said maybe some volunteers could do it in the Fall, that they are really the City's responsibility, but they don't have the budget for it; 2) the Village trimming was too much and he doesn't have as much privacy as he once did. Bill explained that he had requested they do more than normal in an effort to dry out that common area and allow sun to get through so grass can grow; 3) when will the circle planter be done. Carole said they had been waiting for Jason to repair the irrigation system and now that it was complete, Juris will be bringing dirt and put seed straw down soon; 4) why does he have to print out a work order from the website, why can't he just submit it. Carole told him it may be the software he is using; 5) wants the picnic moved from Callery Drive or cancelled completely. Says several people have told him they don't like the picnic. He believes it is a misuse of funds with no return on investment. Board has heard nothing but good things about the picnic, the neighborhood approved the budget with the funds for the picnic so we will not be moving or cancelling it; 6) what is the status of the CC&Rs -Bill told him when the lawyer finishes, we will send them out for review.

Minutes:

- A. Motion to approve minutes from May 15, 2018
Motion – Andy Second – James Passes

Financials:

- A. Carole reviewed the financial reports for the Board
Motion to approve Financials – Marilyn Second – James Passes

Committee & Neighborhood Reports:

- A. Tree Committee –Dave S. & Joanne
Joanne and Dave Steele walked the neighborhood and documented/categorized the dead trees, prioritizing the one that are a danger to homes. Bids for the removal of trees designated as priority will be obtained. Dead trees in the Heights are the responsibility of the homeowner. Tim called University School about the dead trees on their property and behind Heights' homes near the walking path and Carole contacted MCCSC. MCCSC has looked at the trees and marked several for removal.
- B. Landscape Committee – No report

C. Heights Update – No report

D. Village Update –

- i. Village walk-around was done. Power Wash Plus will do the power washing again and G&G lawn care will do the tree trimming. No new planting will be done until Fall. Carole said she needs to find a new painter for the Village.
- ii. Insurance – Three companies declined to bid the insurance renewal, one company was higher than Traveler's without the worker's comp and Traveler's package for the condos only increased by \$38 and the overall package only increased \$23. Carole will ask for more information on the increase to building limit.

Motion was made by Debi to approve the bid; Joanne 2nd Passes

E. Vista Update

- i. Carole will also check with Juris about when/how often he is doing mole treatments.
- ii. Storm Sewer Update: City said we are 5th in line (after the Grimes Street project) for repairing the storm sewer in Alice's back yard.

Unfinished Business:

- A. Update to CC&Rs – the attorney is still waiting on clarification for budgeting. Bill will talk to Gary about the budget language.
- B. Sidewalk Replacement – Groomer Construction will start in about 2 weeks. They will drive through the neighborhood beforehand to see if any new places need to be added.
- C. Tamarron Parade will be on June 30th starting at 6pm.
- D. Fall Picnic –scheduled for September 29th. Carole has reserved Master Rental and will go to the City meeting on July 10th to get permit approval. We will go with Wagon Wheel as the caterer.

New Business: None

Meeting adjourned at 8:13 p.m. Motion: Joanne

Second: Tim

Passes