

Tumble Creek Village Association
Board of Directors Regular Meeting
January 28, 2018
141 Firehouse Road, Community Management Building

Call to Order

The meeting was called to order at 9:04 am.

Verification of Quorum and Meeting Attendance

A quorum was present with the following directors in attendance: Gary Kittleson - President; Jeff Wolf – Secretary/Treasurer (by telephone) and Jared Jeffries- Vice-president

Other attendees: Management: Pat Simpson - Director, Brian Horstman -Accounting; Neal Tackett – Operations Manager, Jennifer Kramer – Director of Design Review, Lisa Lutton - Compliance

Owners – Jamie DeVore, Jay Mabry,

Owners' Forum - No comments

Approval of Minutes

The Minutes of the Regular Meeting 10/29/2018 and the December 1, 2018 Annual Meeting were approved as distributed.

Election of Directors – The following Directors were elected: Gary Kittleson - President; Jeff Wolf – Secretary/Treasurer and Jared Jeffries- Vice-president

Treasurer's Report

Brian Horstman presented the Treasurer's Report covering the 2018 Q4 financials which will be filed with these minutes. Reserves have been funded through the 4th quarter.

Brian Horstman gave the collections report.

Management Report

Pat Simpson, Neal Tackett and Jennifer Kramer gave the Management Report. A copy will be filed with these minutes. Neal thanked Jared and the Club for their assistance with recycling location and keeping the area clear of snow.

Committee Reports

Design Review Committee - Jennifer Kramer, Design Review Administrator submitted a report. A copy of the report will be filed with these minutes.

Cabins Neighborhood Committee- No report

Tumble Creek Owner Advisory Committee – The report was presented by Pat Simpson on behalf of Randy Harris , chairman. A copy of the report will be filed with these minutes.

Unfinished Business

Speeding Control

The Board reviewed the survey and will work with management for solutions.

The Board approved a speed study to be conducted on Memorial Day Weekend.

Neal will get a proposal from a consultant/engineer to recommend speed control methods and to determine if the speed limit could be raised to 30-35 mph and still remain safe. A decision could be made outside of a regular meeting.

New Business

The Board postponed the amended Grounds Maintenance Contract for Tumble Creek and the amended Grounds Maintenance Contract for Tumble Creek Cabins. A decision will be made outside of a regular meeting.

Owner Forum

Executive Session: (held prior to meeting)

The Board entered into executive session at 10:00 am.

The Board entered into regular session at 10:15 am

The Board ratified the agreements accepted in the executive session.

The meeting was adjourned at 10:15 am. The next Regular Meeting is April 29, 2019

Submitted:

A handwritten signature in black ink, appearing to read "James W. H.", written over a horizontal line.

Date

4/29/19