**Tumble Creek Village Association**

**Regular Board Meeting**

**Real Estate Sales Center, Discovery Conference Room or via MS Teams**

**July 28, 2025, 9-10:30 a.m.**

**Microsoft Teams**

[Click here to join the meeting](https://teams.microsoft.com/l/meetup-join/19%3ameeting_NWExZjY5OWItZWQ1Yy00MDU0LWFmMmQtMjBjNDFlZDkwZWMx%40thread.v2/0?context=%7b%22Tid%22%3a%22b31d74cd-7979-494b-be83-92c78c05a110%22%2c%22Oid%22%3a%22748f872d-5756-4302-bf23-31b2c5b13066%22%7d)

Meeting ID: 267 804 009 634

Passcode: DzZg9c

**Or call in (audio only)**

[+1 720-464-2091,,320269172#](tel:+17204642091,,320269172)   United States, Denver

Phone Conference ID: 320 269 172#

**AGENDA**

1. Meeting Call to Order – Verification of Quorum
   1. Mark Thorne, President; Ryan Hanks, Vice President; Bruce Morrison, Secretary/Treasurer; Tucker Stevens, Director, Mark Chitwood, Director
2. Approval of Agenda
3. Approval of Minutes
   1. Regular Board Meeting – April 28, 2025
4. Correspondence
   1. Engrossed Substitute Senate Bill 5129: Key Updates and Effective Dates
5. Owners Forum
6. Consent Calendar
   1. Ratify the Email Vote Regarding the Approval of TCVA Street Crack Fill Recommendation
   2. Ratify the Email Vote for Re-Striping the Streets in Tumble Creek Using Reserve Funds
   3. Ratify the Email Vote Regarding Big Country Snow Removal Proposal
   4. Ratify the Email Vote Regarding TCVA Resolution 211B
7. Treasurer’s Report
   1. Financial Reports Q2, 2025
   2. A/R - Collections Status Report
8. Management Report
   1. Staff Report
   2. Discussion of DRC Fee Structure Proposal for 2026
9. Committee Reports
   1. Tumble Creek Advisory Committee Report
10. Unfinished Business
11. New Business
    1. Discuss, Deliberate and Act Upon the TCVA Forest Management Agreement
    2. Discuss, Deliberate and Act Upon the Request for Reserve Funds for Vegetation Management of Riparian Creeks
    3. Discuss, Deliberate and Act Upon the Use of Reserve Funds for the Jenkins Road Cabin Teardown and Site Cleanup for Firewise Safety
    4. Discuss, Deliberate and Act Upon the Request for Reserve Funds for the Lake Ann Aerator Pump Service and Replacement
12. Adjournment