

Park At Timberhill Owner's Association
Minutes of the Board of Directors Meeting
December 10, 2007

Call to Order

President Kathryn Higley called the meeting to order at 7:30 PM. Board members Kathryn Higley (President), Ben Herman (Secretary), Fred Bruck (Treasurer), Jim Bowey (Board member at large) and Tom Meier (Board member at large) were in attendance. Also in attendance were Community Manager Dave Stubbs of DLS Associates and the following home owner's: Brian Egan, Kathy McLane, Rizwana Rehman, Mary Yates, and Robert Zaback.

Approval of Previous Meeting's Minutes

Minutes from the previous Board Member's meeting had been approved earlier in the night during the Annual Home Owner's Meeting.

Open Forum

No new business.

Management Consultant's Report

Dave Stubbs noted that the home owners at 3340 NW Poppy have still not placed bark dust as originally proposed in their ARC request. He noted he would send a reminder to complete as originally agreed. The current penalties are to remain in place. It was noted that these penalties are accruing interest and late fees. Jim Bowey will address this with the home owner.

Treasurer's Report

Fred Bruck reported that allocations were being made monthly and PATOA cash on hand was in good standing. As noted in the Home Owners's meeting, the 2008 assessments will stay the same as the previous year's at \$520 per parcel.

Architectural Review Committee (ARC) Report

Jim Bowey asked for some input in developing a "Good Neighbor Policy" to allow the ARC and neighbors to inform neighbors of upcoming ARC activity. Various ideas were discussed. Jim was going to work on putting something together which could be discussed at the next meeting.

Old Business

ARC Protocol for “Good Neighbor Policy” is a work in progress.

New Business

Election of officers. The board agreed on the following positions: President - Kathryn Higley, Secretary – Ben Herman, Treasurer – Fred Bruck. Motion was floated, seconded and approved unanimously.

Next Meeting

It was noted that we would move to quarterly Board Meetings, which would occur on the third Monday of March, June, September and December. The next scheduled Board meeting is Monday, March 17 at 7:00 PM.

Adjournment

The meeting was adjourned by Kathryn Higley at 8:03 PM.