

Minutes from the Torrey Pines Home Owner's Association

April 12, 2004

7:00 PM

Attended:

Annie Brewer
Barry Pedersen
Renee' Osborn
Kelly Urban

Financial update

Barry gave a financial update. Balance sheet reflects \$1,826.53 as of April 12. Copies of the detail sheet are available upon request to any homeowner.

A couple of 2004 association dues have already been paid.

Outstanding Covenant Issues

Multiple signs in front of the South Fork model conflict with the "no sign" policy. Builders were given special wording for vehicle and lot appearances at construction sites. Our covenants do not give any special exemption to a model home for signs. Renee' and Annie will take a walk up and talk to them.

A homeowner is still parking a trailer and boat in their back yard. Letters requesting they be removed have been ignored. Next action may be more formal.

Misc Items

- The newsletters have gone out. They were hand-delivered again this time.
- The street signs and the road survey are open SID issues. Getting appropriate action from our SID is becoming difficult.

- **Bar Issues:**

Renee' called Jay Davis of the Omaha Permits and Inspectors office (444.3426).

According to Jay, the bar needs only 32 parking spots to fulfill the license.

The Nebraska Liquor Commission (Michele James, 47.2571) says that the appropriate Law Enforcement agency should be contacted if littering or other disturbances occur.

The bar's license (56636) is due for renewal May 1st.

Renee' will draft a letter to take to the annual board meeting for homeowner to sign.

- **Bike Path**

The bike path is currently not covered by the snow removal agreement. The name of the company doing the lawn care is Commercial Lawn Care.

It is still unclear why they mow only part of the grass between the path and the lot boundaries.

The arrival of spring has uncovered many more dead trees along the path as well.

- Applying a lien on a lot
This turned out to be pretty cheap, and we will probably consider doing this for habitual covenant infractions.
Here are the requirements:
Legal Description to the City
Signed and Notarized
2 ½ inch top margin
\$5.00 per sheet
50 cents per lot

- Garage sale signs
Doug said he would be happy to make (and store) signs for the garage sale. Kelly will talk with him about making signs for the annual meeting as well.

- Picnic
Annie found two ladies willing to coordinate the picnic. We generally agreed that some amount of money should be budgeted for the picnic, but a specific amount did not bubble up. Things that may be worthwhile: Porta-potty, inflatable ball-pit, main meat dish, etc.

- Annual Board Meeting
Items for discussion
Church to give construction update
Financials (Barry)
Items completed last year (Kelly)
Bar
Garage Sale
Picnic (Annie)
Speed tables
Voting on new board member. (all)
Annie and Renee' volunteered to bring treats. ☺
A list of common phone numbers (sheriff, SID, etc) will be provided for the homeowners.

- Kelly is to send the electronic version of the homeowner's spreadsheet to Barry.

- Our next meeting will be June 8th.