

Minutes  
TPHA Board Meeting  
January 31, 2006

Attendees:

James West, Renee Osborn, Barry Pedersen, Kordon Kiel, Steve Schmitz

Meeting:

Meeting Start: 7:01 pm, Meeting End: 8:48pm

- Approve Minutes

Approved October 2005 Meeting Minutes

Approved November TPHA Home Owners Bi-Annual Meeting Minutes

- Dues Update (Barry)

All but 8 property owners have paid 2005 dues. Liens have been filed on the remaining 8 property owners.

- Financial Update (Barry)

As provided on 2005, December 31 Year Ending Statement

Income

Balance 1/1/2005 (\$2894.94)

Balance 11/10/2005

Deposits	\$3982.44
(Total calendar deposits \$4291.20)	\$ 120.00

New Gross Balance	\$4102.44
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Expenses

Bank expenses 2005 (\$ 36.11)	\$ 3.10
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Other expenses 2005 (\$2767.79)	\$111.00
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Total Expenses	\$ 114.10
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Cash/Bank Account Balance 12/31/2005 (balanced)	<u>\$3988.34</u>
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- SID Issues

- Yard Settling on 153<sup>rd</sup> Street
  - James to talk with owner
  - Remove barricades March 1.
- Speed Tables
  - Nothing New (waiting for spring)
- Street, Mowing Contracts (Discuss what we want the mowing contract to have include
  - Weed removal, trash clean-up, fertilize, moving bushes by TP sign on 153<sup>rd</sup> to bike trail, Plant annuals by TP sign on 153<sup>rd</sup>, mulch, extra weed

- and feed on islands and bike trail, water trees if possible (new trees since we've had a very dry winter).
  - Electric Repairs on TP Entrance on 153<sup>rd</sup>.
    - Getting 3 bids from licensed electricians. Waiting on response.
  - Sidewalk repair on 154<sup>th</sup> Street
    - Unsure why repair was done and then tore out again.
  - Street Routing issues
    - Hold payment of all bills related to crack routing and sealing until satisfied done correctly.
- TPHO Issues
  - Violation Letters
    - No recent activity
    - Cleaned up issues list
  - Discussion on possible covenants clarifications, changes, additions
    - The board decided to not continue with this activity. Any and all changes would have to be approved by 75% of homeowners. Considering less the 10% vote on SID issues and only 2 homeowners showed up at recent meeting, we did not feel it would be worth our time.
  - NEW: Single collector to pick-up garbage / recyclables, etc.
    - The board discussed the possibility to have one contractor for all garbage collection in TP.
    - It appears the covenants would allow for us to collect extra dollars for this specific, special, initiative.
    - Would need to discuss bidding process and possibility of executing this for the entire neighborhood at May annual meeting.
    - Add to bid the need for neighborhood cleanup. Collector would have to provide large collection receptacles once a year for cleanup activities.
  - NEW (added back): Collecting dues from Tax payments. Steve will follow-up
  - TPHA Spring Cleanup.
    - Tentative Date MAY
  - TPHA Garage Sale
    - Tentative Date: June
    - Organize with Arbor Oaks to maximize traffic (Barry to contact)
    - Add one day
  - TPHA Bike Safety
    - Move to picnic date
    - Add fire safety
    - Electric Safety
  - TPHA Picnic
    - Tentative Date: June
    - Do it for \$800 or less
  - New Building's reviewed
    - None-
    - New home started on 154<sup>th</sup> Street
  - News Letter for 2006

- Renee working on News Letter
    - Suggested adding:
      - Sex Offenders in the area
      - Comments on safety or other problem areas
      - Possible spotlight on Cody Ledger—National Champion in racing division
  - Neighborhood Watch
    - Renee to follow up to see if we can resurrect
- NEW Issues
  - CRIME
    - We were notified of criminal activities in our park.
    - Investigate putting up lights (right now there are no lights in the park)
    - This is significant in that beyond vandalism.
  - Raise of Dues:
    - Deferred until more money is needed.
  - Last Island on 150<sup>th</sup> street is owned by TPHO. This has finally been figured out. We will be looking at adding a sign for TP at that point.
  - Notification signage. We will work with Arbor Oaks to find out who does their signs to notify homeowners of events.
- Next Meetings:
  - TPHO Board, March (Date TBD) Location, Schmitz
  - Annual Meeting, May (Date, TBD)
    - Will have 2 positions up for election, Barry and Renee's.