

## **Timberline Valley North Homeowners Association**

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### **Minutes for Regular Board Meeting November 13, 2024**

The meeting was called to order at 6:36pm. Attendance was as follows: officers Michelle Martin, Adrian Peacock, Sherri Akers, and Heather Miller, and at large directors Martin Byrne, Kimi Bradley, Ed Piat, Jeanne Richards, Melissa Hinkle and Claire Johnson.

The minutes from the October Annual meeting were approved with amendments and placed on record.

1. **President's Report, Michelle Martin:** The annual meeting resulted in 18 households represented with good discussion on many topics as reflected in the minutes.
2. **Treasurer's Report, Sherri Akers:**
  - a. A report was provided with information on expenses and the current balance in the HOA treasury. (Note: Total current funds available to cover projects and expenses of the association are available to any TVN resident upon request to the treasurer but are not publicly posted or listed in the minutes of the meeting.)
  - b. It was reported that income came in over the past month but 36 assessments are still outstanding. This amounts to \$8780 that is outstanding and owed to the HOA.
3. **Architectural Committee Report:** There were no new architectural requests this month. Discussion on the need to follow up on violations sent out this fall and any new ones that have arisen. Newly constituted board will begin working on this again in January. Reminders about regulations and expectations will be put in the Winter newsletter.
4. **Commons and Lakes Committee Report:** Solitude removed the fountains for winterization, no update on the park project, City of Champaign worked on Alpine recently to repair the road and a portion of Valerie is slated for spring 2025.
5. **Social Committee Report:** nothing to report. Planning for spring cleanup and garage sale will be discussed later.

### **Old Business**

1. Martin Byrne provided an update on the storm water drain cleaning done by the Powerrodding Corporation hired by the City of Champaign. They have completed the cleaning of all our drain areas in hopes of improving water flow in our subdivision.
2. Grants may be available from the city for a sump pump project in the spring—this information will be shared once it is released.
3. No new updates on the water drainage review contracted by the City of Champaign.

### **New Business**

1. Discussion of officer duties and voting on officers for the FY 2024-2025: President, Vice President, Treasurer and Secretary.
2. Voting resulted in the following installation of new officers:
  - a. President: Heather Miller
  - b. Vice President: Adrienne Peacock
  - c. Treasurer: Sherri Akers
  - d. Secretary: Melissa Hinkle
3. A brief discussion of ex-officio members being recruited to help with specific projects occurred. These residents may be asked to attend meetings but would not have voting powers. These additional volunteers would get more people involved in supporting the subdivision.

### **Open Discussion**

A request was made to the architectural committee to address the home on Timberline Drive with the swimming pool. It appears to drain into the subdivision pond and is believed to have a pipe connecting their house to the pond. Contact with the homeowner was suggested. This was stressed as being important due to the City of Champaign review of all the drainage in the area into the ponds and they also inquired.

The HOA tax exempt document was requested for use for HOA supplies prior to the need to purchase things. Sherri Akers, treasurer, indicated she would locate it so copies could be made.

The meeting adjourned at 8:04pm

Respectfully submitted,  
Heather Miller  
Secretary