

Timbercrest Homeowner's Association Meeting

Judson Robinson Community Center

Wednesday, 26 April 2023; 6:30 pm

Households Represented: Jae Frazier, Nicole Ellis, Fernando Ziegler, Greg Meeks, Jennifer Meeks, Sabrina Loeb, Cedric Loeb, Todd Boring, George Barnstone, Angela Doucette, Erik Felton, Earl Latchley, James Marcel, Zeb Poindexter III, Angie Williams, Mary Hines Williams, Mary L. Williams, Ronald Guillory, Peggie Guillory.

The meeting was called to order at 6:33 PM by President Todd Boring.

1. Prayer was given by Todd Boring.
2. Introduction of any new members.
3. Review and approval of recent meeting minutes.
 - a. Minutes from the Thursday, 22 December 2022 Board of Directors meeting were approved without any changes.
 - b. Minutes from the Wednesday, 25 January 2023 meeting were approved without any changes.
 - c. Minutes from the Wednesday, 22 February 2023 meeting were approved without any changes.
 - d. Minutes from the Wednesday, 22 March 2023 meeting were approved without any changes.
4. State of the Treasury.
 - a. Request was made during Board of Directors special meeting on Thursday, 22 December 2022 for Treasurer to report on status of accounts dating back two years.
 - b. Treasurer was not present to discuss report. Treasurer has not been present to any of the meetings in 2023.
 - c. Motion was made by members to remove current Treasurer due to dereliction of duties and repeated absences. Motion was seconded and approved without any opposition.
 - d. Todd Boring to request a Board of Directors meeting to ask for Treasurer's resignation due to dereliction of duties and absences and appoint another on in the interim until our next election.
5. Update on Mediation and plans for new election.
 - a. Court appearance; non-jury trial on 6 March 2023 at 11 am. Both parties ordered to have a new election (as suggested by Defendants) with a mediator to review election guidelines.
 - b. Attorney for THA reached out to mediator to begin process.
 - c. Election committee is to meet the next week and give suggestions for upcoming election to Officers. Mediator to then discuss with Plaintiffs from current lawsuit and come up with agreement on upcoming election.
 - d. Motion was made by members to request Election Committee to propose that members can vote from one of two methods: by mail where ballot is returned in a self-addressed stamped envelope, or in-person on the day of the election without any sort of proxy voting (where ballot is returned by someone other than the member living at that residence). Motion was seconded and passed without any opposition.
 - e. Motion was made by members to empower Election Committee to make a decision and represent our members in coming up with a suitable set of election guidelines. Motion was seconded and passed without any opposition.
6. Review of proposed updates to THA Bylaws
 - a. No update was given due to time constraints.
7. Update from Website Committee
 - a. No update was given due to time constraints.

8. Review of Architecture Committee Review process.
 - a. No update was given due to time constraints.
9. Discussion on short-term rentals (VRBO/AirBNB)
 - a. Brief discussion on short-term rentals was initiated for members to start thinking if any sort of regulation needs to be imposed or if anything needs to be amended in the deed restrictions.
10. Timbercrest Workday
 - a. No update was given due to time constraints. Suggestion was made to have Block Captains reach out to neighbors to see what upkeep is needed.
11. New Business
 - a. A recent break-in occurred on the 3300 block of Calumet. Break-in happened during the evening while neighbor was out of town.

Close of meeting. Meeting adjourned at 7:59 pm.