

The Timbers Association
Board of Directors Meeting Minutes
Tuesday, February 28, 2017
@ Pool Clubhouse

Noting that a quorum was present, the meeting of the Timbers Association was called to order at 7:00 p.m. by Mr. Sturgis.

I. Members Present: The following Board Members were present: Beth Callaghan, Mike Smuland, Milan Sturgis, Nicole Mallick, Joyce Tatanus, Jeanette Hantke, Jeanette Walton, Joe Collins and Sharon Churchill. Ken Eiriksson was present representing East Coast Management. 2 other residents were present.

II. Resident Time: Management was asked to arrange for branches knocked down in recent wind storms to be removed. Management was asked to send a letter to 6159 Forest Creek Lane regarding children using a motorized vehicle on the street. Management was advised a Jeep on Forest Creek Lane that may not be operational and was directed to remove the basketball hoops on that road. Management was advised that the link to the AECC Guidelines Version #10 on the website says it is Version #9.

III. Management Report:

Review and Approval of Minutes. The minutes of the Board of Directors meeting of January 24, 2017 were approved as provided. *Motion by Beth Callaghan, second by Nicole Mallick.*

Delinquency List. The Board was provided with the delinquency list as of February 22, 2017. Forty four owners had a balance on their account. 2 accounts are at the attorney. Two others were recently sent. The total amount due was \$17,061 less \$4,301 classified as uncollectible.

Financial Report. The Board reviewed the January financial statements and general ledger. The Association had a surplus of \$72,798 for the month. Total expenditures were \$15,585. For the year to date, the Association has a surplus to budget of \$13,794. The Association had cash and investments of \$927,238. Management was authorized to transfer \$240,000 to a First Virginia Community Bank 2 year CD with a yield of 1.45%. *Motion by Jerry Callaghan, second by Milan Sturgis.*

Draft Audit: After significant discussion, the Board approved the draft 2016 audit. The Association had an audited surplus of \$8,512. *Motion by Jeanette Walton, second by Joe Collins.* The Board also approved the audit engagement letter for the 2017-18 audits with Goldklang Group. They have performed the audit for quite a few years and is very familiar with the community. They are charging \$3,950 for the audit and taxes for both years. *Motion by Beth Callaghan, second by Jeanette Walton.*

Community Signs: Joyce Tatanus and Management provided recommendations to reorganize and/or replace community signs. Management will provide samples of the proposed signs before replacing them. The sign posts will also mostly be replaced. Management estimated the cost at about \$5,000. The Board agreed to proceed. *Motion by Milan Sturgis, second by Jerry Callaghan.*

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Correspondence/Pending List: The Board discussed correspondence received or sent since the last meeting and Management's Pending List. Management was asked to contact Mr. McGlone 703-324-1489, the tree specialist with Fairfax County, as soon as possible. Management advised the Board that the 5 large pine trees at 6152 Forest Creek Court were removed as well as three other dead or hazardous trees. The cost of the work was less than the proposal from Blade Runners for just the 5 pines.

IV. Unfinished Business: There was no unfinished business discussed.

V. New Business: There was no new business discussed.

VI. Adjournment: There being no further business, the meeting was adjourned at 8:25 p.m. The next meeting will be on Tuesday, March 28, 2017 at 7 p.m.

Respectfully Submitted,
Ken Eiriksson
East Coast Management & Consulting Services