

Taylor's Ridge Homeowners' Association

Minutes of Board Meeting

September 15, 2003

Location: Kim Harrington's residence

Attendees: Dan Vander Wal, Kim Harrington, Valerie Morrell, Tom Redmond, Kim Redmond, Cari Lawson, Christian Gunther

The meeting was opened by President Dan Vander Wal at 7:08 PM. The following items were discussed:

Budget:

Kim Harrington presented the current financial status of the Association.. All annual dues have been paid and she expects that we will end the year within our budget. Expenses for water and insurance have been higher than expected. There is money left over which was allocated to landscape barking. Reserves are expected to be at around \$20,000.

Fence along 150th Street:

The fence continues to deteriorate. Repair of this fence is planned for next year. Estimated cost is about \$10,000.

House Colors:

Some houses, about 8 to 10, have been repainted in colors which are outside the traditional "Buchan" look of this neighborhood. Since it is expected that more houses will be repainted next year, it is the intent of the Association to provide guidelines for color schemes. A consultant will be hired to assist with this task.

Visible Sheds:

A number of sheds have been built by homeowners which may be in potential violation of the Covenants. Sheds are not supposed to be visible from the street and should comply with setback rules and require approval by the Architectural Committee. The question is, were these sheds approved? The current situation needs to be assessed, letters may need to be written with suggestions for lessening the visual impact of some the sheds by landscaping and/or moving the sheds.

Rear Entry Sign:

There has been no action on this subject to-date. Dan reported that Karen Gilbert will take care of getting bids for the sign.

Mail Boxes:

The planned repainting of the mail boxes did not happen this year. The Association will take this up next year.

Landscaping:

Our new contractor, J.P. Landscape Services, has over the year improved the appearance of the landscaping along 150th street and the entry on Manion Way. The grass should be spruced up during Fall and Winter and seasonal planting at the entrance increased slowly. Cari has the action to talk to J.P. to make this happen.

Annual Meeting:

The annual membership meeting will be scheduled for the first two weeks of November. The specific day will be arranged with the High School.

The meeting adjourned at 8:30 PM..

These minutes were prepared by Chris Gunther, Secretary.