

TREDEGAR HOMEOWNER'S ASSOCIATION

January 09, 2013
Board Meeting Minutes
www.tredegaronline.com

Curtis Mays called the meeting to order at 6:10 pm.

Board Members present were:

- Curtis Mays, President fscurtix@live.com
- Jason Landry, Vice-President Jason@elementalmaze.com
- Tim Yarbrough, Treasurer tyarboro@gmail.com
- Angie Christopherson, Secretary angelagc4@live.com
- Cornell Winstead, Member At Large wnstd32@gmail.com

The minutes of December 5, 2011, were read and approved by Curtis and Cornell.

Tim reported that the CPA that was preparing our audit has not done his job. Tim has provided all the information he requested, but he has not provided the audit information in a timely manner. It is believed that he discovered that Tredegar HOA was a victim of the theft from McKinney Management and he did not want to get involved or be associated with any company involved. Tim has asked for the return of all documents and will hire another CPA to prepare the audit, as well as the Association's 2012 taxes.

The year 2012 closed with THOA having \$33,805.54 in checking and savings. Tim moved \$20,000 into savings.

Tim made a new motion for the fiscal year to be a calendar year, Jan. 1 – Dec. 31. It was approved by Curtis and seconded by Jason.

Tim reported that the dues are coming in steadily and does not foresee any problems with collection of the dues.

Turf Tech' 2013 contract is in affect and this is the month they are to be paid.

Curtis reports that the pond maintenance company, Pro Ponds of the Triad, has not done the job they were hired and paid to do, so a new company, Water Solutions, will present a proposal to perform the work. Pro Pond has not return Curtis' calls. A letter will be sent to them and if no response is received, the Board will take them to small claims court. Water Solutions gave Curtis a quote to service the fountain; as well as a cost of \$375 to clean out the fountain and replaced the lights that were burned out.

Ms. Sandra Shropshire is a new homeowner residing at 1555-A Conning Court. Her phone is 336-671-6478.

Angie will prepare a letter to Curtis L. Swisher, Kernersville Town Manager, and ask what is required of the Board to have Conning Court annexed into the City as it is the only section of the subdivision that isn't governed by the City.

Angie will also prepare a letter to Sharon McGrew and Oscar Young. They have served the subdivision well for many years as members of the Architectural Committee. The Board feels they have completed their duties and deserve a rest from the responsibilities.

The Board is searching for a new secretary as Angie's time as secretary is short. The By-Laws will not allow her to serve as secretary after the June, 2013, annual meeting.

Cornell reports that the geese are still staying away from the ponds due to the night lights. He also reported that he and Tom Matthews planted two trees near the gazebo in November.

Curtis received a letter from Kent L. Hamrick of Davis and Hamrick, LLP. He has been retained by State Farm Fire and Casualty Company in the case filed by THOA regarding the theft by David McKinney. Many documents are required and the Board will begin working on gathering the necessary information asap.

The next meeting will be held Wed., Feb. 6 at 6:00 at Curtis Mays home.

The meeting was adjourned at 7:10.