

Tamarron Homeowners Association, Inc.
Board of Directors Meeting
Tuesday, July 19, 2022 7:00 p.m.
Via Zoom

MEETING MINUTES

Members Present: Tom Adams, James Eiermann, Bill Jones, Joanne Sabbagh and Tim Smith

Homeowner: Taurean Webb

Property Management Company: Carole Damon, Capital Realty, Inc.

Meeting was called to order at 7:07 p.m. by James Eiermann

Welcome: The new owner of 807 Callery Drive introduced himself and was warmly welcomed to the neighborhood.

Minutes:

- A. The minutes from the June 21, 2022 regular board meeting were reviewed. A motion was made to accept the minutes as written.
Motion – Tom Adams Second – Bill Jones Passes

Financials:

- A. The financial reports were presented. A motion was made to accept the reports as presented.
- B. Motion – Tom Adams Second – Bill Jones Passes

Committee & Neighborhood Reports:

- A. Tree Committee – A note was left in some mailboxes that Precision Tree will be doing tree work in Tamarron. No one knows what this pertains to. There was a City street tree on Callery Drive and one on Callery Court with broken branches and these were reported to the City. We are compiling a list of trees for removal and trimming for the tree committee to look at.
- B. Landscape Committee – Tim looked at the brush piles that back up to 3811 Callery and they are quite large. He will talk to the owners about removing them. The entrance light on the north side looks damaged.
- C. Irrigation – there have been a lot of repairs made to the irrigation system. It appeared that some of the clocks had been tampered with.
- D. Lawn Care – the lawn care company will be spraying for grubs. Joanne says she has weeds on the side of her house she'd like the lawn care company to look at.
- E. Heights Update – Tim has asked a Heights neighbor to join the Board and she is considering it.
- F. Village Update – the Garbers asked for a pine tree to be removed at the corner of their unit. It doesn't meet the criteria for removal.
- G. Vista Update – just have weeds.

Unfinished Business:

- A. CCRs and Bylaws – tabled to executive session.
- B. Rules and Regs – tabled.

- C. Picnic – Tim has an appointment to talk to University Elementary about using their picnic area this year on Tuesday. This year we'll bid pulled pork, veggie burgers, chicken, hamburgers, hot dogs, beans and cole slaw from Butcher's Block and Vine Street BBQ.
- D. Cul-de-sac Signs – the Board voted to replace with cul-de-sac signs with like routed signs.

New Business:

- A. Mowing Decisions – Joanne asked why decisions about mowing that effect the Vista are made by the entire Board. The Board makes decisions for the entire neighborhoods, not individual votes for individual neighborhoods. Also, the mowing is done in Vista, Village and the common area which effects more than just the Vista.
- B. August Meeting – we need to move the August meeting from the third Tuesday. We'll send out a survey to see which day works best for the majority of the Board members.
- C. Heights Parking – we have a homeowner who is parking a boat and camper in the neighborhood. We'll need to follow up next time either is parked in the neighborhood.

Exterior Alteration Requests: None

The Board adjourned the meeting at 7:47 p.m. by motion – Tim Smith and seconded by Tom Adams. Motion passed.

Tamarron Homeowners Association, Inc.
Executive Session - Board of Directors Meeting
Tuesday, July 19, 2022 7:48 p.m.
Via Zoom

MEETING MINUTES

Members Present: Tom Adams, James Eiermann, Bill Jones, Joanne Sabbagh and Tim Smith

Property Management Company: Carole Damon, Capital Realty, Inc.

Meeting was called to order at 7:48 p.m. by James Eiermann

CCR Restatement: A motion was made and seconded on June 30, 2022 to extend the voting for the Restated CCRs. The current vote is 95 in favor and 4 against. Tim Smith will draft a letter to the residents who haven't voted. The Board would like to extend the voting by 60 days from the date of the letter.

The Board adjourned the meeting at 8:08 p.m. by motion – Tim Smith and seconded by Tom Adams. Motion passed.