

Cedars Townhomes HOA Board Meeting Minutes

January 5, 2021 7p.m.

Welcome – Robbin Herlocker, HOA board president

Meeting was on Zoom platform. On the Zoom call were Robbin Herlocker, Edward Wu, Glenn Dodge, Robert King, Mekel Zorn, and Rich Wells TPM.

Minutes – HOA board meeting November 10, 2020

Reviewed and approved by HOA board

Treasurer's Report – by Glenn Dodge

Reviewed and approved by HOA board

Business

1. Status of revised CC and R vote – the required number of homeowner approval votes has been received by TPM
2. Signed 2021 landscaping contract has been forwarded to J and R Landscaping.
3. Sprinkler system electrical power for lower Morgan east hillside will be obtained by connecting to 10527 Sage Vista. TPM will contact resident living in the unit when landscape project starts.
4. Projects
 - a. Loose porch stone – 10488 Sage Vista and 10348 Morgan, TPM will contact a stone mason to fix
 - b. Excessive noise complaint – 10348 Morgan by 10352 Morgan, TPM has forwarded violation notices to 10348 unit owner and placed on unit door. TPM will advise 10352 Morgan to call local police if noise problem persists.
 - c. Back deck post repair – 3833 Sage Vista, completed
 - d. Backyard fence installation – 10436 Sage Vista, owner will install, approved by board

- e. Communication cable attached to 10507 Sage Vista and laying on ground by adjacent units, TPM will check, possibly laid by Ubiquity Internet
- f. Loose utility rooftop cap – 10476 Morgan, loose heating vent cap, TPM will contact unit owner to have the loose cap fixed.
- g. Dryer vent caps/garage-porch lights, HOA board secretary compiling a list of units that need caps/lights replaced
- h. Roof shingle replacement – board approved needed repairs, will not start until at least March 2021
- i. Street lights at intersection of SR92 and N County Road – Robbin Herlocker working with Highland City to get lights turned on.
- j. HOA posted information signs are fading. Board approved to have TPM replace signs with new signs.
- k. Trees to be trimmed 10323 Morgan in backyard. TPM will contact a tree service company to complete

Next board meeting – February 2, 2021 at 7p.m. by Zoom