

Timbers Civic Association, Inc.

Community Meeting

21 May 2014

Purpose: Collection of ballots and discussion of proposed amendments to the Bylaws, to include creating a new category of membership to the Timbers Civic Association, the status and future of our Association and the future vision of the recreation area with regard to the Association's legal obligation. This May meeting takes the place of the March semi-annual meeting.

Held at Broadneck Library, with 16 residents present accounting for 13 households.

Meeting called to order by the Timbers President, Donna Sengelaub, at approximately 7:15 p.m. The President provided the purpose of the meeting and presented three options to remaining viable: open membership to homeowners outside of the Timbers, become a Special Community Benefits District, or raise dues. The President is seeking ideas.

Treasurer: Shirley Barnett provided all with copies of the Timbers financial position as of 20 May 2014 and explained the annual YTD expenses and the remaining funds available until the end of the year. The Barnetts are moving, and Shirley will continue as Treasurer until the end of June for a fiscal year hand off to the interim treasurer.

Bylaws: John McGinnis, Bylaws Committee Chairman. Goal of Bylaws is to have a workable document that provides guidance.

Discussion/comments/questions raised on Timbers membership:

- It's about money. Five homeowners did not pay this year. Need to account for inflation. If we chose to raise dues, rather than open membership, how much is reasonable and how many homeowners would pay? What's the risk vs. benefit?
- Only major cleanups and improvements can be cut from the budget.
- The recreation area is a plu Indian Hills and Glen Eden and Pines on the Severn are examples of communities that have thrived as civic associations s for everyone.
- People outside of the neighborhood use the recreation area, but don't pay for maintenance and improvements, but rec area use cannot be policed.
- These external residents are also resources—lawyers, landscapers, not just money.
- Will there be "standard" members and "associate" members or "friends of the rec area"?

- What would be the approval process if we were to open up membership? It could get out of control with unwelcome parties.
- Limit the number of new members—waiting list, is there criteria? Only external residents with children or grandchildren will probably want to join.
- Request an immediate exception be made for the Millers as they are contiguous to the rec area and have already contributed considerably to rec area improvements and maintenance.
- How will this impact our insurance and ownership of the property?
- Strawman vote to expand membership was informally polled at this meeting with 12 in favor.
- Guidelines needed for rec area to ensure a large number of cars are not parked in front, use of shared calendar for rec area use, parties, etc.
- Bylaws Committee agreed to take up the membership issue to work up guidelines--voting privileges, etc. and welcomes new members to the committee.

Concern raised with upkeep of vacant homes in the Timbers. As this is out of the scope of the Timbers Civic Association, the President suggested homeowners contact county inspections, zoning or health.

Vote: Mailed, hand-delivered and ballots collected at the meeting counted by Timbers President, Donna Sengelaub and Secretary Sue Tant:

Ballot Question #1: Authorize the construction of steps and planter boxes on Tall Tree Trail, to serve as erosion control, at a cost not to exceed \$1000.00:

21 For.
8 Against.

Ballot question #1 is approved

Ballot Question #2: Authorize the construction of individual items on the five-year plan:

1. Benches, not to exceed \$800	23 For	4 Against
2. Wooden announcement sign, \$600	23 For	4 Against
3. Modular climber, not to exceed \$5000	20 For	8 Against
4. Charcoal grill, not to exceed \$500	15 For	13 Against
5. Horse shot pit, not to exceed \$300	19 For	10 Against
6. Sandbox, not to exceed \$300	17 For	12 Against
7. Volleyball court, not to exceed \$300	21 For	8 Against
8. Fitness trail, not to exceed \$1000	11 For	17 Against
9. Pavilion, not to exceed \$5000	10 For	18 Against
10. Meditation garden, not to exceed \$400	11 For	17 Against

Note: Several homeowners abstained from voting on some of the above items.

The Recreation Maintenance and Development Committee will discuss comments/concerns written on returned ballots at their next meeting. Everyone is welcome to attend.

Meeting adjourned.