

Timberlane Property Owners Association, Inc.
6972 Lake Gloria Blvd.
Orlando, FL 32809-3200



APPROVED

Board of Directors Meeting Minutes
January 13, 2013
Holiday Inn Express, Hwy 27, Clermont, FL

Call to Order:

Ron Dinsmore called the meeting to order at 7:04pm

Quorum:

A Quorum of the Board was established with the presence of, Ron Dinsmore and Bob Simontacchi. Lee Stolar was absent. Greg Buehler, Association Manager was also in attendance. Approximately 3 residents were present as well.

Proof of Notice:

Meeting signs were posted in accordance with Florida Statutes.

Approval of prior meeting minutes:

A Motion was made by Bob Simontacchi to approve the October, 2013 BOD Meeting Minutes as presented. The Motion was seconded by Ron Dinsmore and carried unanimously.

Old Business:

- Collection Status Update - After review of the Collections Legal Status Report **Bob Simontacchi made a Motion to proceed with Lien Foreclosure on Account # 77702130. Ron Dinsmore seconded and the Motion passed unanimously.** The Board also requested that the older files, that are closed, be removed from the Legal Update. Greg Buehler will contact the Association attorney and follow up.
- After discussion **Ron Dinsmore made a Motion to file a Lien on Account # 77702120 for the \$1,000.00 fine for the violation that has not been corrected and the fine that has not been paid.**
- After discussion regarding the collection Policy Greg Buehler will forward to the Board a collection policy that will allow Leland to do the collections through the lien process.

New Business:

- Financial Report - Bob Simontacchi in Lee Stolar's absence reported the key financial information for the month ending 12/31/13
 - Delinquency review
 - Reserves
 - Income and Expenses

A Motion was made by Ron Dinsmore to approve the Treasurer's Report as given. The Motion was seconded by Bob Simontacchi and carried unanimously.

- Manager's Report -The manager's report was read as submitted.

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- **Committee Reports**

- **CEC Updates** - No Report
- **Communications** - No report
- **Maintenance** - Ron Dinsmore briefly reviewed landscape enhancements which included the Crepe Myrtles that were installed along the sidewalk area of the each pond. He reported positive feedback from residents.
- **ARB** - Ron Dinsmore reviewed the ARB's that were approved during the last quarter.

Next Meeting: March 10, 2014 (7:00PM)

With no further business before the Board, **Bob Simontacchi** made a **Motion to adjourn the meeting. The Motion was seconded by Ron Dinsmore and carried unanimously.**

Respectfully Submitted,

Greg Buehler, LCAM, CMCA
Association Manager