

Town & Country Patio Homes Homeowners Association
Board of Directors Meeting
July 18, 2024

The officers of the Homeowners Association of Town & Country Patio Homes held a meeting via teleconference on July 18, 2024, at 3:00 pm. In attendance were Ben Taylor, President; Ernie Cloyd, Vice President; Charlotte Chandler, Treasurer; Jeff Schilling, Secretary; and Joanne Burke, Member at Large.

1. Welcome.
2. The minutes of the June 20, 2024 Board Meeting were approved.
3. The June 2024 financial statements provided by Mulloy Properties were approved.
4. Progress of fiber internet installation. The fiber optic cables were buried along the street the week of July 15 in this phase of the project.
5. Lawn maintenance and Beautification updates.
 - a. Maintenance of landscaping. Ben sent out a message reminding residents to water their landscaped areas. The Board plans to allocate funds for ongoing maintenance of landscaped areas (sign area, utility box plantings, memorial trees) for occasional plant replacement and additional fertilization. A more formal schedule of upkeep by neighbors should also be created.
 - b. Memorial funds have yet to be spent on a few more trees. Planting typically occurs in winter. The Board discussed winding down the current practice of planting memorial trees since most large trees have already been planted according to the Beautification Plan. Future memorial donations can go towards other areas outlined in the Beautification Plan.
 - c. Trimming of bushes happened on July 16. General consensus was to have Aphix do the majority if not all trimming in the spring, including the cutback of ornamental grasses and lariope
6. Annual meeting/picnic update.
 - a. Working date is Sunday, September 15 in the Shawnee cul de sac. There is no rain date.
 - b. An announcement of the meeting will be sent to residents after the next committee meeting establishes final details.
7. ALRC requests. No new requests were submitted.
8. New business. No new business was discussed.
9. The next regular Board meeting is scheduled for August 15, 2024, at 3:00 pm.

Having no further business to conduct, the meeting was adjourned.

Respectfully submitted,
Jeff Schilling, Secretary
07/26/2024 jjs