

**TPSHA Board Meeting  
Minutes  
October 15, 2024  
7:00 pm – Kyle’s House**

Members Present: Laurie Foondle, Kyle Grazier, Wes Ichesco, Doug Vredevelde

Members Absent: Jon Roe

1. Call to Order

The meeting was called to order at 7:05 pm.

2. Approve October 2024 Meeting Agenda

Moved by Kyle, supported by Wes, to approve the agenda. Motion carried unanimously.

3. Approve September 2024 Minutes

Moved by Laurie, supported by Doug, to approve the September 2024 meeting minutes. Motion carried unanimously.

4. President’s Report

a. Board Task Schedule – No Report

5. Treasurer’s Report

a. Budget Update

Doug noted that the Grounds Maintenance line item was over budget and that excess funds in the Snow Removal budget were used for maintenance costs, as previously agreed.

b. Check Reviews/Approvals

Check #1385 - \$1520.00 Blue Water Aquatics (pond maintenance)  
Check #1378 – \$139.00 Laurie Foondle (Information Officer quarterly payment)  
Check #1379 – \$139.00 Terri Hutter (Bookkeeper quarterly payment)  
Check #1388 - \$2100.00 Lee’s Outdoor Services (September)

Moved by Laurie, supported by Wes, to approve the checks. Motion carried unanimously.

6. Grounds Report

a. Fence Update

Wes said the intention was still to have a few residents work on repairing broken fence boards time permitting; otherwise, it would wait until the spring.

b. Snow Removal Proposal

Wes stated that the 2024-2025 snow removal contract submitted by Boswell Lawn Service was \$11,130 for five plows, with a charge of \$2,226 for each additional plow. For budgeting purposes, he suggested perhaps seven plows be funded for the season.

c. Adjacent Property to the West of North Entrance

Wes said he spoke with Bob, property owner just west of the north entrance, about the trees along his east property line that hang over TPS property. Wes had researched the liability issue if any of the trees/branches were to fall on TPS property and learned that it was the responsibility of the trees' owner to remove the fallen pieces. Wes reported that Bob asked to be notified if/when any branches fell and he would cut/haul to his burn pile.

d. Ridenour Landscaping Update

Wes said he informed Ridenour of the remaining \$450 budgeted for landscaping and that any fall cleanup that was done should not exceed that amount.

e. Mailboxes

Wes stated that he cleaned the mailbox structures and removed the green moss.

f. Dead Deer

Wes reported that he moved a dead deer in the ditch along the east pond to the woods area and applied lime powder to help prevent odor.

7. Future Business

Wes raised the topic of recruiting new Board members for 2025 (two new members would be needed). The Board agreed to discuss sending an email to the whole neighborhood at its October meeting and, in the meantime, current Board members could speak to residents about this individually.

8. Open Floor

Wes said he spoke with a couple of residents about the need for new Board members in 2025. The Board agreed to send an email to neighbors asking them to consider volunteering to serve on the Board.

9. Schedule November 2024 Meeting

Thursday, November 21, 2024 at 7:00 pm at Doug's house.

1. Adjournment

The meeting was adjourned at 7:33 pm.