



Teel Mountain HOA Board of Directors Meeting agenda and minutes

Date: February 26, 2024 @ 7:00 PM

Location: Teel Mountain Pool Pavilion

Board members in attendance: X John Aiken X Joe Edelhuber X Tracy Diaz X Cedric Graham
X Dewayne Pinion

HOA members in attendance: Bob and Cindy Christensen, Josh Barrett, Christy Pinion, Jacob Rutski

Agenda Topics:

1. Call to order - Cedric
2. Approve December meeting minutes - done via email
3. Old Business
 - a. Officer designations - Cedric
 - i. President - Cedric
 - ii. Vice President - Joe
 - iii. Secretary - Dewayne
 - iv. Treasurer - John
 - b. Treasurer Update - John
 - i. Review 2024 budget and expenses
 - ii. Update on Annual assessments
 - c. Secretary update - Dewayne
 - i. Bob asked that Cindy be added to the groupme discussions
 - d. Committee Updates
 - i. Architectural Review Committee - Cedric
 1. Installing barricade fencing behind DeMarco lot
 2. Approved Architectural variance to have a hybrid driveway for Babicka's
 - ii. Landscaping Committee - Joe
 1. Reviewing plant ideas for entrance
 2. Spring cleaning; dumpster approval. The proposed date is April 8, 2024, through April 22, 2024
 - iii. Road/Water committee - Cedric
 1. Replaced locks on all 3 well houses. We are planning on using the one on Teel Mountain Drive for storage. Would like suggestions on what to do with the 2 on Asbury Mill
 2. We will be installing new speed limit signs throughout the neighborhood on March 2, 2024
 3. We will be removing speed bumps on March 16, 2024
 4. Getting estimates for patching asphalt, sealing cracks, and widening the entrance.
 - iv. Pool Committee - Dewayne
 1. Pool and Pavilion cleanup on April 13, 2024
 2. Pool opening May 18, 2024

3. Pool Maintenance
 - a. Urinal leaking
 - b. Pool filter timer needs to be replaced
 - c. Lower ceiling fans
 - d. Cap off water fountain
 - e. Fix lock on ladies restroom door
- v. Welcome/Neighborhood Fellowship Committee - Tracy
 1. No updates
- vi. Neighborhood watch - Cedric
 1. No updates
4. New Business
 - a. HOA By-Laws modifications - Cedric
 - i. Updating language around meetings
 - ii. Updating language around Board Member compensation and Conflicts of interest
 - iii. Updating language around Voting responsibilities and Proxy designations
 - iv. Updating language around Board Member terms
5. General discussion
6. Adjourn @ 7:41 PM

1. Inquiry concerning bow hunting vs gun in subdivision
2. Look into use restriction for burning
3. The potential purchase and use of a grill at the pavilion
4. The purchase and use a portable basketball goal at the pool