

# ORGANIZATION OF TIFFANY PARK HOMEOWNERS, INC.

## BOARD OF DIRECTORS MEETING

A meeting of the Board of Directors of the Organization of Tiffany Park Homeowners was held on February 17, 2004 at the Hillcrest Baptist Church. Attending were Chester Jones, Scott McCollum, Keith Murray, Larry Shillings, Shan Voltin, and Dwayne Williams. Two guests were in attendance - Terry Thigpen and Bill Childers. Keith called the meeting to order at 7:05 PM.

Dwayne introduced Terry Thigpen to talk about architectural control matters. Terry performs inspections and writes letters to offenders in the Copperfield association. Terry receives comments from members and makes his own inspections each week. After twice viewing the violation, Terry writes a letter to the member citing the problem. If no corrective action is taken, Terry reports the matter to the association committee. He commented that he gets \$275 a month from Copperfield. To cut costs, we could make the inspections and turn the violations over to him for the letter to the member. He estimates that half of the violations are reported to him by the members and the other half he picks up through his inspections.

Keith explained the current status of our CC&R's, and that we believe we will have a common set when the member votes are taken in late March. Keith suggested that Terry look into the price for doing Tiffany Park since we are smaller.

Bill Childers spoke on behalf of "a number of members" that are concerned with the advent of an assessment for doing all that electrical and sprinkler work as proposed at the annual meeting. He indicated we did not need all those "lighted signs at all corners."

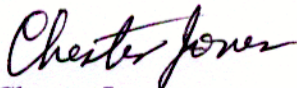
Keith explained that the proposal was for the planting of trees and flowers and the electrical and sprinkler work was necessary to properly maintain the plantings. The signs would be done if there was money available after the basic work was done.

After our guests left, Keith passed out copies of the meeting announcement and the ballot. As a result of the concerns expressed by Childers it was agreed that some rephrasing of the proposal in the announcement would be advisable.

It was discussed that the March 2 meeting date suggested at the annual meeting would not allow sufficient time for notices as required by the Bylaws so a date of March 30 was agreed upon. Chester will meet with the Bowen Elementary people and make the necessary arrangements. The meeting notices will be mailed at the end of this week.

Dwayne offered samples of the proposed letters for CC&R violations, and for requesting "grandfathering" of an existing condition.

Scott will get out requests for quotations on the landscape maintenance work right away. The meeting was adjourned at 8:45 PM. The next Board meeting is set for March 23<sup>rd</sup>.



Chester Jones  
Secretary-Treasurer