

TINKERVIEW TOWNHOUSES ANNUAL HOA MEETING

November 10, 2020

Cloverdale Church of the Brethren

www.tinkerview.org

Meeting called to order by President, Cary Hunley, at 7pm.

Homeowners present: Cary Hunley, Robin Green, Brenda Holmes, Scot Finley, Glenn Dudley, Randy Atkins, John Girard, Ralph Owen, Jamie Gray, Dennis Light and Karen Thomas

The HOA telephone number is 540-494-3195.

HOA email address: tinkerviewtownhomes@yahoo.com

HOA dues are owed on the 1st of every month, with a grace period until the 10th of every month. On the 11th day of the month and thereafter, a \$25 late fee will be applied to the ledger of the unit.

Cary Hunley reported:

- Positions 1, 2, 3, 4 and 5 were up election. There was no quorum present; the current Board will serve fiscal 2021.
- Financial comparison for November 2019 and 2020 was as follows:

As of November 12, 2019:

- Operating Account - \$9,445.15
- Reserve Account - \$ 54,484.25

As of November 10, 2020:

- Operating Account - \$27,534.44
 - Reserve Account - \$ 48,224.09
 - SunTrust CD - \$30,000.00
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- Four units remained in arrears in 2020; Unit 6 settled out of court, Unit 85 filed bankruptcy, and Unit 220 paid in full. The last one, Unit 177, is still past due \$5,003.52. This balance includes the past due amount, late fees, and interest. A lien was placed on the unit in 2019.
 - Vinyl siding has been installed on 6 units on the lower level; half were 3-bedroom units. A shortage of building materials has prevented the completion of these units. We remain on track to complete the unit fronts on the lower level in 2021.
 - Spraying, minor tree work, pruning, debris removal, gutter cleaning, and pressure washing were just some of the initiatives executed in 2020.
 - No dues increase; no assessments for 2021. 2 bedroom units pay \$85 monthly, 3 bedrooms and villas to pay \$94.
 - Alluring Landscapes was sold in the winter of 2020; Alluring will continue lawn maintenance and snow removal for 2021.
 - Repairs were made throughout the community on general maintenance items, such as roofing, downspouts, and water leaks.
 - Relocated wildlife (using cages) at the villas. **Please do not feed the wildlife!**
 - Leveraged VDOT to clean out from underneath the bridge on Read Mountain Road; this will help to avoid flooding on lower level.

The next meeting will be held December 15, 2020 at 7 pm; due to COVID-19 restrictions, this will be a closed meeting.

Meeting was adjourned

“This is your community! Whether you own or rent! Let us all take pride in the way it looks!”