

**Renaissance at Trimble Creek
Homeowner's Association, Inc.
General Board Meeting Thursday, January 23, 2025 – 10:00 a.m.**

Notice: Upon due notice given and received, the meeting of the Board of Directors of the Renaissance at Trimble Creek Homeowners Association was held on January 23, 2025 via Zoom.

Board Member Attendee's:

Glen Clayburn, Trustee
Cori Barnes, Trustee
Kristen Hughes, Trustee
Mike Jones, Treasurer

Homeowners in Attendance:

Bruce Cutler
Jacob Nelson

Call to Order: The general meeting was called to order at 10:03 a.m.

Approval of Minutes: Minutes for the meetings held on October 29, 2024 were approved via email and during the meeting. Glen Clayburn & Kristen Hughes approved.

Approval of Financials:

- a. October, November and December 2024 financials were approved via email and during the meeting. Glen Clayburn and Kristen Hughes approved.
- b. Mike Jones financial updates –
 - i. Water and Storm Drain total for 2024 \$19,690.25
 - ii. Landscaping total for 2024 \$45,128.00
 - iii. Reserve Account is at \$74,000.00
 - iv. We ended the year with a surplus of \$7409.01.
 - v. Mike Jones reported that we still have to report to the federal government for the Corporate Transparency Act (CTA) through the Financial Crimes Enforcement Network. This law is currently being disputed and waiting for the Supreme Court to rule. We decided to have him move forward and finalize the report and not wait for their ruling.

New Business:

- a. The proposed date for the annual meeting will be on March 31, 2025.
 - i. Cori Barnes will reserve the space with Jordan Valley Water Conservatory
 - ii. Cori will prepare the documents to send to the homeowners
 - iii. Cori will contact a catering company to provide dinner for the homeowners.
- b. Front Entrance Sign – Brick needs to be repaired where the brick has fallen off. We will get bids.
- c. Rod Iron Walking Gate – Bruce reported that the gate is very rusted and needs to be replaced with a key pad. He will forward over the bids.
- d. Website-Glen, Kristen and Cori approved the website. Bruce has offered to maintain the website. No personal information will be listed on the website and all postings

will be approved by the Trustee's prior to posting. Bruce will be the main contact on the website.

- e. Bruce reported that all officers may have to attend one hour of training each year this will be mandated by the State of Utah.
- f. Bruce reported that his driveway is sinking.
- g. Bruce reported that Rusty looked at the light on the front sign and determined that a pipe needs to be replaced. Kristen confirmed that Rusty could replace it.

Landscaping:

- a. Tree Trimming-Glen reported he is waiting for the bid and will send to us when he receives. He explained that trees with branches grown in a "U" shape are strong and solid. Tree's grown in "V" shape is not as strong and will break during a wind storm. Once we receive the bid we will decide on what tree's we plan to have worked on. Mike reported that over the past several years we have spent around \$3000.00 on tree trimming and removal.
- b. Tree Treatment-Glen reported that the tree treatment should be done in March.
- c. Leaf Clean Up in January-Due to the late falling leaves we had IKON come and clean up the property. We decided this was necessary to hopefully eliminate the fungus we have had growing on the lawns in the past.
- d. Glover Nursery has removed the tree on their side of the fence and put up a wall to stop the parking lot from hitting our fence.
- e. Fence-between 9296 and 9278 S. Le Rosier Court needs to be moved due to the tree.
- f. 9272 S. Le Rosier Court-North side of the home-Dirt needs to be built up and leveled out and sod laid. This was due to a water line that was replaced two years ago. Glen will get a bid.

Old Business:

- a. Light Pole in front of 1158 W. Le Rosier Court has been repaired. Kristen will reach out to the Electrician for invoice.
- b. Weed Man-We have not received the invoice from Weed Man. Glen will check with Lyn Jensen to see if they sent it to her.

Architectural Requests: N/A

Homes for Sale: N/A

HOA Committee Members:

- a. Positions to be filled: President, Secretary, Architectural Committee & Social Chair Person

Next Meeting: The next general meeting will be Tuesday, March 4, 2025 at 10:00 a.m.

Meeting Adjourned: There being no further business to come before the Board of Directors at this time the executive meeting adjourned at 11:00 a.m.