



TIMBERS ASSOCIATION

Board of Directors Meeting Minutes

November 13, 2025 – Directly following the Annual Meeting

Directors present: Chad Markle, Reggie Park, Marin Brownell and Karen Redden

Also, Kate Conyers with Toad Property Management

- I. **Call to Order, Verify Quorum and Proper Notice of Meeting-** Chad Markle called the meeting to order at 6:20pm. Proper notice of the meeting was acknowledged, and a quorum of the Board was present.
- II. **Approval of September 2025 Meeting Minutes-** Minutes shared in advance. **Action: Chad Markle motioned to approve the minutes as presented, Marin Brownell seconded and all approved.**
- III. Unfinished Business - None
- IV. New Business
 - A. **Election of Officers-** Discussion regarding current roles and expectations of Board Members. **Action: Chad Markle motioned to elect Karen Redden (3 year term) as Treasurer, Reggie Park seconded and all approved. Action: Karen Redden motioned to elect Marin Brownell (1 year term) as Secretary, Chad Markle seconded and all approved. Action: Kate Conyers will provide Karen Redden with the most recent Toad Management agreement.**
 - B. **Review Updated Toad Collection Policy-** Provided in advance. The Board requested more time and will review by Friday 11/21/25.



- c. **Review List of Timbers Improvement Suggestions-** Provided in advance. Discussion regarding bush covering Timbers sign on North side. May need to have cut per fire code. Further discussion regarding faded stop sign at Timber entrance that is on a lot not owned by Timbers. **Action: Kate Conyers will look into contact info for owner of neighboring lot and put in a work order for the bush around the Timbers sign to be trimmed.** The Board requested more time and will review list by Friday 11/21/25.
- V. Director Reports- None
- VI. Announcements
- A. **Next BOD meeting Tuesday, January 27th at 5pm Mountain Time.**
- VII. Adjourn- As there was no further business, the meeting was adjourned at 8:55pm.