

TECA Board Meeting

December 4, 2023

Panera Bread, Rt 59 and 127<sup>th</sup>

7:30 pm

In Attendance:  Scott       Charley     Eric      (excused) Syed

Quorum - Yes 3 out of 4 Board Members in attendance

Call to Order at 7:35 PM

### **Treasurer Report**

Regarding 2023, Charley said we are on budget. The 127<sup>th</sup> Landscaping project took a large part of our budget, and we are nearly complete with tree replacement. We will look to have the electrical updated in 2024, and this will show as a capital expense.

Charley presented the 2024 budget. Motion to Approve – Eric Second – Scott  
Motion for budget 2024 APPROVED. Copy to be posted on the website.

A motion was made to allow the Treasurer to continue to pay bills within the budget, including capital expenditures. This enables the Board to pay for things budgeted. Motion by Scott, second by Eric  
The motion was approved.

### **Plan for mailing out Assessment**

**A motion was made to maintain the yearly dues at \$180 per household/lot for 2024.** Motion made by Charley, seconded by Eric, the Motion passed.

The Board is not raising the assessment charge for 2024. It will remain at its current rate. We will plan to mail out the assessment letters the first week of December with a due date of January 10<sup>th</sup>.

An updated invoice copy will be posted on the website. This can be used for refinancing, as well as for any homeowner in need of a new invoice. Also, Lot Numbers are posted in a file on the website.

### **Social Programs**

Holiday Lights –This year we have budgeted for Christmas Lights to be installed by a third party. We will own the lights after the install. Thank you to Brad Bell for this effort.

We will ask for a volunteer for the Easter Egg Hunt. In past years when we have not had a volunteer, we move this money into the Block Party.

We are hopeful our same team will do the Block Party in 2024. They did a great job in 2023. We will have a thank you note in the annual newsletter that goes out with the invoices.

### **Annual Meeting in March 2024**

The President or Treasurer will send out several dates to the Board, and we will get this scheduled.

**Continued...**

**New Business:**

**Website**

We will be updating the website.

**Board Meeting Schedules**

We are currently meeting twice a year. If we have requests to meet more often, we will address at that time.

**Additional Landscaping Item**

We will look at utilizing an environmentally safe dye to help limit algae growth in the south ponds in 2024

Meeting Adjourned

at 8:05pm

Motion to Adjourn: Eric  
Second: Charley

Respectfully Submitted by:

Eric Laughridge – Secretary and  
Scott Mueller – President

**Budget Presented at the Board Meeting to the  
Tuttle Estates Board of Directors on November 19, 2019.**

**Motion to Approve the 2020 Budget as submitted – Marc Finnegan (Board Member)  
The Motion was Seconded by – Syed Abedi (Board Member)**

**Motion passed unanimously 5-0**

**Motion for budget 2020 APPROVED.**