

**TRADITION TOWNHOMES ASSOCIATION**  
**BOARD MEETING MINUTES**  
June 25, 2025

**TRADITION CLUB HOUSE**

**CALL TO ORDER:** 12:30 PM

**BOARD MEMBERS PRESENT:** Nate Burnham, John Collins, Jim Hoffmann, Dennis Pate and Debbie Ver Ploeg.

**MINUTES:** Review and approval of May 15, 2025, Board meeting minutes.

**COMMITTEE REPORTS:**

1. Treasurer' Report – Nate Burnham

Report was previously distributed to the community. No June stats out yet. As of date, \$87,785 after paying insurance plus \$7,553 rebate from insurance.

2. Landscaping – Debbie Ver Ploeg

No report

3. Buildings and Grounds - John Collins and Dennis Pate

A. Concrete Bids

I80 - \$67,266; Spec – No bid given; All Star - \$70,342 with 60 days to complete

It was moved and seconded to accept the I80 bid with a 30-day completion.

Motion passed 5-0

B. Clubhouse back door

Discussion about whether the door should swing in or out. All agreed the door should swing out.

Door will be ordered.

C. Pool door replacement

Doors have been ordered and installation date is uncertain.

\* D. Pool fobs that do not work on some doors and/or gates

The Board will ask Jeff for 10-20 cards to open pool gates. The Board is working on a solution to correct the pool fobs that are not working.

**OLD BUSINESS:**

A. Motion to allow more than 14 days for a parked car in the 2808 SW Westview Ln driveway.

Motion was seconded and approved 5-0.

B. Motion to approve mud jacking quote was seconded and approved 5-0.

C. Urban Farmer is scheduled for the week of July 21 to complete the seepage problem by the walking path.

## **NEW BUSINESS:**

- \* A. Who is responsible for sealing the area between driveway and garage pad?

It was discussed and decided that the association will be responsible for sealing. Jeff to get bids for repair.

- B. Dryer Vent Cleaning

Dryer Vent Wizard will charge \$55 if enough residents are interested. Nate will send email to residents.

- C. Lawn Care Status

Jeff to send an email about lawn complaints.

- D. Mowing of Lawns by Residents.

The Board discussed a possible liability issue with homeowners mowing their own lawns as well as the Covenants stating that the HOA is responsible for mowing all lawns.

The board will continue to review the issue.

- \* Will be put into Newsletter

## **ADJOURNMENT:**

It was moved and seconded to adjourn the meeting at 2:10. Motion carried 5-0.

The next regular Board meeting will be July 28th at 2:00 in the Clubhouse.