

TRIMONT MOUNTAIN ESTATES

BOARD MEETING MINUTES

Date: June 9th 2026

Meeting Time Convened 5PM

Meeting called to order by: Preston Hays - President

BOARD MEMBERS IN ATTENDANCE

Preston Hays, Mary Ferrer, Gwynn Lindler, Cindy Bennett, and Tim Patton

Additional People in attendance

Paul Bennett, Jeff Baker

- Preston proposed that the annual meeting date be set either for Oct. 24 or Nov. 7.
- Cindy agreed to set up the date with the community center

Lakeside DAM

- There was discussion regarding the Dam repairs & Emergency Action plan as requested by the state.
- Gwynn is in the process of getting three different engineering firms to provide estimates for drafting an emergency action plan.
- Preston suggested we ask for an extension with the state mainly because of the shortage of engineers and it would also give more time for us to budget for the expense.
- Preston reported that the list of preliminary repairs to the dam have been addressed at this time by Dirt Plus.
- The wording of a new sign for the road over the dam was approved. - Mary will order from Gooder graphics.

Removal of water meter from Undeveloped Property

It was agreed by the board that Mr. Norman Abdalha, after paying this year's water fees, could have the installed water meter removed from his undeveloped lots, to avoid paying future water fees. With an understanding that if in the future it was needed to be installed there would be a fee of \$500

Collections

A new Law firm specializing in HOA collections has been approved for Hire.

3 HOA accounts have been referred for Liens/ foreclosure action due to unpaid dues.

Mark Knight lots

Breslauer Home & Lot

Lampl Home

Discussion on Bollinger Property – Letter to be sent to owner with a request to sell to TMECA for nominal amount

Mary requested that Dirt Plus provide more timely monthly billing instead of lumping several months together on one big bill. Also requested separate bills for landscape versus water repairs in order to assist with future budgeting.

Mary has contacted Sharon Perdue as our Quick Books expert/accountant consultant to handle certain quick books cleanup, and other QB entries. The cost for her time is \$35 per hour. A budget of \$500.00 was approved by Preston and seconded by Gwynn

The meeting was adjourned at 6 pm. proposed by Cindy and seconded by Tim.