



NOTICE OF MEETING **Board Meeting Agenda**

Traverse Mountain Master Association
Thursday, April 17, 2025
2175 W. Chapel Ridge Rd. – 7:00 P.M. in Grand Hall

Open Session Agenda

Call to Order

a) Roll Call / Establish Quorum

Directors

William Spencer
Mike Batt
Merlin Huff
Brandon Dyer
Mary Garvin

Neighborhood Reps

Lisa Hatch
Patricia Stines
Erin Ethington
Troy Nokes
Julie Larsen
Lisa Jensen
Laurie Wahlman
Kristen Bagley
Angie Parkin
Josh Cornia

b) Pledge of Allegiance

c) Review of Standing Rules

d) Approval of Agenda

(i) Board Meeting Minutes: 11.14.24

MOTION:

SECOND:

UNANIMOUS APPROVAL:

(ii) Board Meeting Minutes: 01.09.25

MOTION:

SECOND:

UNANIMOUS APPROVAL:

e) Summary of Agenda categories

- (1) General Manager Report**
- (2) New Business**
- (3) Old Business**
- (4) Open Forum (time permitting)**
- (5) Adjournment by 7:50pm (Fitness Classes begin at 8:00 pm)**

Reports and Presentations

General Managers Report

Andrew Biesinger

- 1. New Software went live on April 01, 2025**
- 2. The Annual Easter Egg Hunt was April 12, 2025**
- 3. Dumpsters here until April 22, 2025**
- 4. Pool season begins- May 24, 2025**
- 5. Update on Lot Sales Plat Map Amendment**

New Business

1. **Sign and notarize Reinvestment Fee legal document by 2 Board members**
2. **Seeking approval to begin the design phase of Vialetto Park (refer to proposed Capital Improvement Plan)**
MOTION:
SECOND:
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Old Business

1. **Discuss Gym and Grand Hall Balcony Expansion**

Open Forum

Resident Participation (30 minutes; 3 minutes per speaker)

- a) *Requests to speak will be presented by a Member of the Board. Speakers must adhere to the Standing Rules and must refrain from using profanity or verbally attacking individual members of the community, Board, or staff. Issues should be relevant to current Traverse Mountain Master Association issues. The Board President retains the right to curtail or remove the speaker in the event of violation of the Standing Rules.*

Adjournment

MOTION:
SECOND:
UNANOUOUS APPROVAL:

Reminders

The next regularly scheduled meeting of the Traverse Mountain Master Association Board of Directors will be held at 7:00 PM on Thursday, August 14, 2025. The next TMMA Town Hall will be held at 6:00 pm on Thursday, August 14, 2025.

TRAVERSE MOUNTAIN MASTER ASSOCIATION BOARD OF DIRECTORS' MEETING STANDING RULES

1. An open forum will be conducted after the meeting is called to order, and will not exceed thirty (30 minutes).
2. All members who wish to address the Board will complete a "Request to Speak" form, listing their name, address and/or lot #, phone number, and the subject they will be speaking to. The form must be turned in to the President of the Board.
3. Members will be called upon to speak by the President of the Board. When called upon, please state your name and subdivision and lot # for the record. Keep comments brief and to the point. All members will be allowed three (3) minutes to make their comments.
4. Members shall not interrupt the Board during the course of discussion of an agenda item. If you wish to speak to an agenda item, please state so in your Request to Speak and you may be called upon after the Board concludes their deliberation, should your question (s) not be answered during deliberation.
5. Personal attacks directed to the members of the Board of Directors, members of any committee and/or staff will not be tolerated. Any interruption of the Board proceedings will be grounds for removal from the meeting.
6. No use of cell phones or audio pagers in the Board meeting room.

Adopted by the Board of Directors, January 18, 2007

Thank you everyone for all you do to make Traverse Mountain a great place to live.
-TMMA Staff