

**COLONIAL FOREST HOMEOWNER'S ASSOCIATION
BOARD OF DIRECTORS MEETING**

**Monthly Board Meeting
April 8, 2024**

BOARD MEMBERS PRESENT: Marie Alba, Marj Hause, Tamearra Little, Wanda Michael,
Susan Salmond, Angel Torres, John Warfel
BOARD MEMBERS ABSENT: None
TARGA MANAGEMENT: Mark Pierovich

Approval of Previous Minutes: Marj moved to approve the March 11, 2024, meeting minutes; John seconded and all approved.

Financial Report: Attached.

Dues: Please logon to Caliber and verify that your dues are correct. If you are set up in Caliber as **FIXED**, you are probably still paying the 2023 amount. To ensure that you always pay the correct amount, you can set up your account as **VARIABLE**. That way Caliber automatically pays the correct amount whenever dues change. Here are the previous (2023) and current (2024) dues amounts:

2023 Dues	2024 Dues
395.00	421.00
412.00	439.00
421.00	448.00
426.00	454.00
429.00	457.00
456.00	485.00
473.00	503.00

Grounds Report: Attached.

- Moss removal, aeration, and overseeding are complete.
- Toby and Eric are testing and repairing the sprinkler system.

Storm Drains: Per the annual service agreement, Catchall Environmental recently inspected all storm drains and cleaned any blockages.

Potential Garage Sale: Do you have things to sell? The Board normally does not coordinate garage sales; residents can hold a sale at any time. However, the Board is considering a community-wide sale this summer if there is enough interest. Any resident can participate.

The Board needs help advertising the event. Are there any resident volunteers familiar with Facebook and/or other social media platforms willing to advertise the sale? If you

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can help advertise, please send an email to Mark Pierovich no later than Friday, May 3rd.
Mark's email is: mark@targarealestate.com. Thank you and more information will follow.

Next Board Meeting:

Tentatively scheduled
for May 13, 2024 @
5:30 p.m.

Respectfully submitted,

Marie Alba
Secretary

The Colonial Forest Homeowner's Association Board of Directors can be reached as follows:

Website: <http://www.colonialforest.net>

Email: Mark Pierovich (Targa offsite mgr): mark@targarealestate.com

Phone: Mark Pierovich (Targa offsite mgr) 253-754-6049

Targa after-hours emergency number: 253-815-0393

Suggestion box: At the campus office (Building 15, Unit 6)

Reminder: The Association will replace outdoor light bulbs and repair doorbells. Just submit a work request via colonialforest.net or fill out a paper request form located at the office suggestion box.