

Around Towne

Summer 2025

Newsletter of Towne Point Owners Association

www.townepoint.org • 360-385-7633 • tpoa@olympus.net • Office Hours: Mon. & Weds., 9am - 1pm

PRESIDENT'S REPORT

Things are moving along nicely at Town Point. The quarterly meeting in June had a good attendance and was very informative. The Towne Point budget remains in good shape, and the reserve fund is being refilled on schedule.

The Board will have two spots open for election in September. If you are interested a "letter of interest" should be submitted to the Nominating Committee. Please stand up and take this on for a two-year term. New residents are encouraged to apply!

A project has begun to put some lighting in the storage yard, and on the Clubhouse. The latter will be able to monitor the playground.

There is a project funded but not yet in progress for painting walkway stripes on the exit side of Towne Point Blvd. so pedestrians going to the bus can have a bit more safety from cars leaving Towne Point. Several speed bumps will also be repainted during this time. This project could use a volunteer to take it on; it will be short and equipment is provided. Contact the office if you could spare a couple of dirty hours to help out.

The mailbox kiosk project is slowly underway. Each one requires quite a bit of work: verifying the spot to conform to the "Call Before You Dig" requirements; and then notifying residents, digging, painting, and placing new boxes. Repairing the two kiosks on Summit and adding a new kiosk on Dana Place are the next to be done. Materials and boxes are on hand.

The family-friendly summer Barbeque and Picnic will be on August 2 – noon to three. This is always fun. If you'd like to help, contact the office or Zory, the social chair. I'll be bringing my chilled vat of excellent potato-yet-salad again.

As always, thanks to the VOLUNTEERS who help out with our Towne Point chores and projects!

Respectfully, Bill Higgins, TPOA President

CALENDAR

Coffee Hour

Tuesdays at the Clubhouse • 10-11 am.

Upcoming Meetings

Weds. July 30 - 6:00pm ZOOM

Weds. Aug. 27 - 6:00 pm ZOOM

Link for above found on website.

Annual Membership Meeting

Monday, Sept. 8 • 7:00 pm • Clubhouse

SAVE THE DATE

Annual Summer BBQ • Sat., August 2

Noon to 3 pm • Clubhouse Commons

Food—Fun—Games—Music & more!

Visit the Towne Point website for more info.



Adult supervised.

2nd Wednesday of the Month

Clubhouse • 1-3pm

Electronics-free • Games & Art

Show up - Join in - Have fun

JULY 9 • AUG. 13 • SEPT. 10

Continually seeking donations of unopened snacks and drinks, and/or activities you would like to lead or teach the kids.

GROUNDS REPORT

Town and Country Tree Experts continue to take out dead, hazardous trees throughout Towne Point. This quarter they focused on the Discovery Road Right of Way, as well as removing and trimming trees that are encroaching onto homeowners' roofs and growing into common areas.

Two new stop signs have been installed; one at the corner of Towne Point Ave and Victoria and the other at Towne Point Ave and Queen Mary.

HOSPITALITY REPORT

KIDS HOUR OF POWER has been well attended. Anywhere from 8-20 kids show up to learn how to cook and do art projects and play games. It will continue to take place on the second Wednesday of the month from 1-3pm at the Clubhouse. Parents are warmly welcomed to attend and assist.

Thank you to Lisa Baker, Liz and Roger Parker, Maureen and Jim Maple, and Lily and Dom Doton for their ongoing assistance.



Sat., August 2
Noon to 3 pm



TREASURER'S REPORT

With two Quarters of 2025 completed, we are maintaining the budget projection for income and expenses. The income is \$1,405.43 less than projected and the expenses are \$2,946.59 less than budget projections.

Major expenses which include tree maintenance and insurance premiums have been paid. Grounds maintenance may go over budget for the year but currently that expense is within projections.

The reserve funds balance is \$133,034, which includes the 7-month CD and the money market account. At the end of April, \$100,000 was deposited into a 7-month CD which has earned interest of \$694 for the months of May and June. \$19,000 has been transferred from the operating account to the Money Market Reserve account as of June 30, 2025, which is slightly more than half of our budget goal of \$37,518 in reserves for 2025.

BARTER IS BETTER

Zory created a new program called "BARTER IS BETTER!" No money is exchanged for services, but rather a trade of material items for services rendered.

"I helped three neighbors by hauling off two trailerloads of dead branch yard waste and sticker bushes, along with two truckloads of recyclables. Since I use a wood stove for heat, in return for my services I was able to salvage dead wood/firewood from their properties. Barter IS better."
~Zory

*Ask not what Towne Point can do for you,
but rather, what can you do for Towne Point*

FACILITIES REPORT

The tennis court has pickleball lines added using Gorilla tape. Pickleball hours of play are noon until 7pm. Station Signs is helping create proper signage.

Projects funded with reserve funds included the crack seal paving project which was completed in March at a cost of \$3,236.18, as estimated, and the kiosk project which is in progress. So far the cost is \$2,735.

Projects still pending are reroofing the storage shed and street sign upgrade which have not been started as of this date.

There have been five properties sold since January. One is a rental and four are owner occupied. Selling prices for the owner occupied homes ranged from \$342K to \$450K.

There is one home currently on the market for \$399K. There are 33 rentals in Towne Point occupied by other than family members.

Respectively submitted,
Patricia Pane Holder