

Timberwalk II Community Update

The Timberwalk II Board convened on April 9, 2026, at the Timberwalk I Clubhouse. With a quorum confirmed, the Board proceeded to address the business outlined below.

Community Projects & Maintenance

Painting Project Completed

The full repainting of all Timberwalk II units is now complete. Mailbox painting on the north side has also been finished, with Thousand Pines and Cypress Woods Lane scheduled for completion this month.

Pool Furniture Refresh

New pool furniture is being added to enhance the comfort and appearance of the pool area.

- Nine new chairs are already on the deck.
- Six additional chairs will be repaired, repainted, and re-strapped, bringing the total to fifteen updated chairs.
- Remaining older blue furniture will be removed.

Pool Deck Cleaning

With recent rainfall, the pool deck will require cleaning. Pressure washing is scheduled for the end of the month, in line with the Board's plan to increase cleaning frequency to maintain a clean and inviting space.

Water Usage Review

The most recent water bill was unusually high. Management will have the pool company inspect for potential leaks or other issues.

Pool License Renewal

Updated pool license documents have not yet been received. Management will obtain the current licenses so they can be properly displayed as required by county regulations.

Financial Overview

As of March 31, 2026, Timberwalk II's total liabilities and equity stand at \$210,234.67. The operating budget is currently showing a small deficit, which is expected to balance out in the coming months.

Management Updates

- All contracted vendors are performing well.
- A new street sign has been installed at Whistling Pines Lane. Signs at Woodset and Ponderosa will be replaced next.
- Painting of parking lines throughout the community will begin soon.

Community Reminders & Resident Questions

Where to Find HOA Minutes

Meeting minutes are available on the Loggers Run website.

Additionally, Timberwalk II updates published in the Outlook newsletter every two months reflect the content of HOA meetings and are emailed to all residents.

Screening of Renters and Buyers

All prospective renters and buyers undergo background checks and interviews before approval.

Approved individuals receive the most recently updated rules and regulations.

The full “green book” of community rules is provided by the title company (for buyers) or the landlord (for renters). Additional copies may be purchased from Campbell Management for approximately \$75.

Garbage Can Storage

A reminder that garbage cans may be placed at the curb no earlier than 5:00 PM the day before pickup and must be put away and kept out of sight after pickup on the day of pickup.

- Management is addressing ongoing violations, including one resident who has been formally notified and may face fines if the issue is not corrected.
- Security will continue to photograph violations and forward them to Management for follow-up.

Parking on Grass

Parking on the grass is not permitted at any time in Timberwalk II. Vehicles found parked on the grass will receive violation stickers. After a second notice, security may tow the vehicle at the owner’s expense.

Feral Cat Concerns

Residents discussed concerns about feral cats being fed within the community.

Palm Beach County Animal Care and Control Ordinance 98-22, Section 4-8-C states: "

It is unlawful for any person to intentionally provide food, water, or other forms of sustenance or care to a feral cat or feral cat colony/colonies unless the person has registered the feral cat or cat colony/colonies with the division." The statute requires individuals feeding feral cats to:

- Annually register each feral cat colony with the division.
- Assure responsibility and arrangements for feeding the cat or cat colony/colonies regularly throughout the year
- Sterilize all cats.
- Sterilize all kittens over eight (8) weeks of age
- Ear crop all cats on the left ear
- Vaccinate as required by law

The full text of the statute can be found at <https://floridasforgottenfelines.org/wp-content/uploads/2020/02/Palm-Beach-County-Animal-Care-and-Control-Ordinance1.pdf>

There are currently no specific Loggers Run rules addressing the feeding of feral cats outside of the county statutes.

2026 TW2 HOA Board Meeting Schedule

- **July 9** - 3Q meeting
- **October 8** - 4Q meeting
- **November 12** - Budget meeting

The meetings will begin at 6:30 pm in the Timberwalk I Clubhouse.

We look forward to seeing you at the upcoming meetings.