



**TWIN ISLES POA
BOD Meeting
October 22nd, 2022, 10:00 AM
Granite Shoals Volunteer Fire Department**

Board Members Present:

Randee Russell, Stephen Webb, Don Baker, Danielle Shay, David Allard, Barbara Kimmell, and Jim Kuhn

Call to Order:

10:05AM

Establishment of Quorum:

7 Board members

Approval of Minutes:

Danielle Shay, Board Secretary; read minutes from the previous meeting - the annual meeting in July and Minutes were approved.

Treasurer Report:

- Special thanks to Johnny Lacy for all of his time and effort spent as the previous Board Treasurer.
- Jim Kuhn, the Treasurer, reviewed financial statements and the budget for Twin Isles.
- Discussion about obligations to the county as the county tax statement is due
- Discussion about new dues, and what that cash flow will look like
- Major expenses this year were weed removal in the canals, insurance, landscaping, and utilities. Discussed management as provided for waterways weed work by the Twin Isles special assessment, approved earlier in 2022.
- Financials were approved.

Waterways Committee Discussion:

- Barbara Kimmell, VP & the wife of the Chairman of the Waterways Committee, Brad Kimmell, represented Brad and provided a status update report.
- She noted appreciation for all those who helped get the waterways treatment plan underway.

- Reviewed member commentary about satisfaction with the job that Clearwater has done, in addition to noting that the last treatment was in September. We were not able to water for 2 weeks during this timeframe, but that is long past at this juncture. Right now, we are grateful for the job Clearwater has done, and are hopeful that over the winter, the weeds will remain under control.
- The Twin Isles waterways are currently being treated with herbicide quarterly and muck blocks monthly. The treatment is conducted by Clearwater and will continue through September of 2023.
- The canals need regular treatment in order to prevent future weed growth. POA members will be notified when the third and next treatment date is set, but it will not be until 2023 in the late winter/early spring.
- Please keep an eye on the canals and please let the Waterways Committee know if there is an issue.
- The final contract canal treatment is in the late spring.
- We would like to send a special thanks to David Kassabian for his help in managing the Clear Water startup and initial successful treatments. We thank all POA members for their cooperation and patience to preserve a key value of Twin Isles, our waterways.
- Discussion on adding additional buoys.

Architectural Committee:

- Tom Patterson, Committee Chair, noted that there are currently no architectural plans for the committee to review.
- Members are reminded to check the POA bylaws before beginning construction to see if your new construction requires a POA architectural committee review.
- If you would like to volunteer for the committee, please contact the POA board.

Bylaws Committee:

- Randee Russell discussed the updated bylaws that were approved in the July 2022 meeting. She noted the President's signature version will be filed with both Burnet County and the Texas Real Estate Commission.

Violations Committee:

- Don Baker, head of the Violations Committee, noted that it is up and running. Specific violations are discussed during the POA Executive Session to maintain member privacy. Violation notices sent included: 2022-01, 2022-2, 2022-3.
- Violations of the POA bylaws can be reported to the POA Board, and will be sent to the Violations Committee for review.

Membership Communications:

- Entryway Plants: Members and the POA Board would like to thank Susan Nye and the other 5 people on the Committee for taking care of the plants at our

neighborhood entrance.

- Twin Isles Neighborhood Entryway: Commentary surrounding the dangerous entryway to the neighborhood on 1431 and discussion surrounding what can be done
 - Suggestions included lighting up the sign, moving the sign, or getting a new neighborhood entry sign
 - The current sign is dated and hard to read. A new sign would make the neighborhood entrance more obvious and make it safer for cars stopping to turn into the neighborhood and more attractive.
 - Members offered to donate money and/or time/labor to create a new entryway
 - No progress was made on petitioning for road safety at the turn, a meeting with Burnet a couple of years ago resulted in no action.
 - The board is interested in any new suggestions to increase the safety of the turn into the neighborhood, in addition to suggestions on a new entryway design
- Bylaws revision per legislative session: There may be another revision required to the bylaws in 2023
- Violations discussion: POA member noted concern that bylaw violations are not discussed during open meetings. Member was told that POA violations are only discussed during the private, executive session due to member privacy laws.
- Member suggestion to get legal advice as it relates to the legality of publishing member violations openly
- Member commented on the beauty of the new website but the need to update it quicker
- Board noted that we are working on the known violations, but we have just transitioned to a new board and new committee

NEW BUSINESS:

- Discussion around interest in making Twin Isles a Night Sky Community. This would involve cooperation from members to reduce night-time bright lights that infringe upon viewing of the night sky.
- Johnny Lacy noted that he would look into replacing street lights in a manner in which they could be facing down and shielded
- Is there POA interest in less light pollution at night? Streetlights could be turned off.

UNFINISHED BUSINESS:

- Trash Collection: A community member proposed that Twin Isles get bids from the major waste management companies and select just one to collect trash. This would cut down on the heavy vehicle traffic on our roads and likely secure a cost reduction for members of our community.
 - Randee Russell advised that she had been contacting them already and was attempting to get written bids from the companies, but she was

having trouble without knowing how many members are interested. Waste Connections and Waste Management was not cooperative, however, members noted they were able to call 5F and negotiate cheaper prices or get a senior discount.

- 5F showed some interest to work with us, but they need to know an approximate number of households interested to give us a rate.
- Are members interested in a group rate through 5F? Please let us know if this is something you are interested in.

Closing Remarks:

Some people think the BOD is focused on bothering people, but the board is here to follow our bylaws and work towards improving the community. The BOD also functions to serve and is subject to the state of Texas POA laws. If these objectives can't be handled in a civilized manner, we will turn the operation over to a management company and our annual costs will go up.

Next meeting January 2023; date Jan. 14th? TBD

Adjournment:

11:40 AM

Executive Session:

An executive session was held directly after the quarterly meeting. Discussions covered scheduling, current violations, and other business. We need to update the website with the 2022-2023 officers and BOD members:

- David Allard, President
 - Barbara Kimmell, Vice President
 - Jim Kuhn, Treasurer
 - Danielle Shay, Secretary

Other members: Don Baker, Randee Russell & Stephen Webb