Twin Isles POA Annual Meeting

July 30, 2016

Call to order by President David Callahan at 9:09 AM

Welcome and Introductions

A Quorum was not established however the group decided to continue the meeting.

Secretary’s Report: The minutes from the last annual meeting were read.

Treasurer’s Report: Jeff Covington provided a financial update including:

Balance sheet

Profit & loss

 Budget for FY 2017

2015-2016 POA Activities

**Annual cleanup** – discussed how items are being put in the dumpster that don’t belong like tires, shrubs and limbs, too much to close the door.

Neighborhood complaints –

**Kathy Gourtney** – neighbor junk, mowing etc. doing better but not resolved. The board asked Ms. Gourtney to send the board a follow up e-mail. It was also brought up that the owner did not submit arch review on the carport. The board explained that a letter was sent to the owner and that issues is still pending before the board.

**Rory Klukas** – complaint in June on neighbors junk on the property. The board explained that a letter was sent and the issue is pending before the board. Mr. Klukas requested a follow up from the board after the time frame for resolution has passed.

**Dee Ousted** - addressed the members about rumors that he was extorting neighbors. Tomm Patterson interjected that many complaints had been filed with the board against Mr. Oustad for not following the by-laws. As the former president of the board Mr. Patterson explained that Mr. Oustad usually complies with written requests to correct by-law violations but it takes some time and the board has to go back and check that the violation stays corrected. He gave examples of the barge in the channel. Mr. Patterson urged Mr. Oustad to just follow the rules.

Mr. Oustad said he got a letter from the board for having equipment on the property, behind the fence. It was explained that Twin Isles is a single family subdivision and that a business could not be run from the property. The letter was about running a business from the property not about having equipment on-site.

The conversation went into personal issues. David Kassabian cleared the air that we just want the bylaws followed. Boundaries, barge, equipment etc. There is a broader issue that people want to be able to enjoy their property.

Members of the group complained that not everyone is being sent letters and made to follow the by-laws. The group was addressed and board members explained that they cannot see everything that goes on in the subdivision and the board can only take action on what they know about. The neighbors have to bring violations to the attention of the board when by-laws are not being followed.

Ray Hendren mentioned that it only takes one property owner to complain and the board must enforce the bylaws and covenants.

**Pat Richardson** mentioned the tractor in his yard that he uses to maintain the property. He did confirm that he needs to clean up trash on the property.

**Lacy** complained that across the channel shingles have been there for years. The board acknowledged receipt of the complaint. It was also mentioned to the group that anyone can submit a complaint to the county as well.

**John Barker – Pat Richardson**, end of channel everything blows down there and those at the end of the channel have to clean it up. Need to do a better job of keeping trash out of the channels.

**Grass Clippings** – Tomm Patterson suggested we issue a letter and put on the web that the board will charge the owner for cleanup of grass clippings blown into the channels. Bylaws require contract language for avoiding grass and other vegetation in the waterways.

The board announced a volunteer program to help owners with their lots. If anyone is interested in being a volunteer sign up on the sheet at the sign in table. The process will be developed and shared with members.

The board announced that all the long term past due POA fees had been collected this year.

Kim Talley suggested the subdivision have an end of summer social. Talley volunteered to host.

2017 Projects Planned

 If the lake is lowered repair boat ramp

Road repairs to Highline Cutoff and Live Oak

David Callahan spoke with Comm. Nieve’s assistant about the roads on 136B that needed attention he was told repairs should be done within the next two weeks. He also mentioned the tree trimming may take a couple of months.

2016-2017 Board Election Results -

Ed Talley -

Darlene Lacy-

Kim Talley will create and maintain a Twin Isles Facebook page.

The meeting concluded.