

Twin Isles Property Owners Association

Agenda/**Minutes**

<b>Annual Meeting - 2018</b>		<b>DATE/TIME/LOCATION OF MEETING:</b> 9/1/2018 10:00 AM/Granite Shoals Fire Station – Granite Shoals	
<b>OFFICERS:</b> President: Ed Talley Vice President: April Klukas SECRETARY: Darlene Lacy Treasure: C J Payne		<b>MEMBERS:</b> David Kassabian, April Klukas, Darlene Lacy, Teri McClain, C J Payne, Jill Respass, Ed Talley	
		<b>GUESTS:</b>	
		A = Absent without Notice, AE = Absent with Notice (excused), P = Present	
<b>ATTACHMENTS:</b> None		<b>ATTACHMENT LIST:</b> None	

<b>Call to Order</b>	2018 Annual Meeting of Twin Isle Property Owners called to order at 10:10 AM by President Ed Talley  Quorum established – 35 POA members present – (27 needed for quorum)		
<b>Approval of Meeting Minutes</b>	Annual Meeting Minutes electronically approved		
<b>Agenda</b>	<b>Key Points</b>	<b>Actions</b>	<b>Due Date and Person Responsible</b>
<b>Standing Reports:</b>			
1. Treasurer Report	1. Financial report and projected budget for 2018-2019.		C J Payne
2. Secretary Report	2. No additional information to report – Minutes posted on Twin Isles Website. Twin Isles POA Website: <a href="http://www.twin-isles.com">www.twin-isles.com</a>		Darlene Lacy
<b>Unfinished Business:</b>			

<b>New Business:</b>			
<ol style="list-style-type: none"> <li>1. Twin Isles Bylaws</li> <li>2. Short Term Rentals (STRs)</li> </ol>	<ol style="list-style-type: none"> <li>1. Twin Isles current bylaws are out of date and need to be updated.</li> <li>2. Background information provided to the membership of the importance of our bylaws concerning STRs.</li> </ol>	<ol style="list-style-type: none"> <li>1. Work to have bylaws updated with help of qualified attorney(s) and realtors to update appropriately.</li> <li>2. Members present given opportunity to voice their opinions, concerns and ideas concerning short term and long term rentals. <ol style="list-style-type: none"> <li>a. Straw vote concerning STRs: <ul style="list-style-type: none"> <li>- 30 days or less – 6 votes</li> <li>- 28-30 days – 11 votes</li> <li>- 180 days – 15 votes</li> </ul> </li> <li>b. Updated bylaws need to include: <ul style="list-style-type: none"> <li>- Limitations regarding rentals</li> <li>- Specific rules for STRs and enforcement of rules</li> <li>- Suggestions of incorporation of community</li> </ul> </li> </ol> </li> </ol>	<p>POA Board will provide oversight of update.</p> <p>David Kassabian presented background of recent new laws affecting our bylaws. Members of Twin Isles community attending the meeting.</p>

<p>3. Request for information/links to information and articles concerning STRs be posted on the POA website.</p> <p>4. Request to have minutes, bylaws, and other POA information to be sent via regular mail if requested.</p> <p>5. Brief discussion regarding what the penalties are for not addressing violations of POA members.</p> <p>6. Ballot count for Board Positions</p>	<p>3. The intent is to provide objective information regarding STRs to all members of the POA.</p> <p>4. This is available for those that do not have access to or use internet.</p> <p>5. Fees and filing liens on property are addressed in Section 11.06 and Section XXI of the Twin Isles Bylaws.</p> <p>6. Ballot for 2018-2019 Board Members were:</p> <ul style="list-style-type: none"> <li>- Terrie Enloe</li> <li>- April Klukas</li> <li>- Darlene Lacy</li> <li>- Russ Ramirez</li> <li>- Ed Talley</li> <li>- Stephen Webb</li> </ul>	<p>3. Links to articles will be posted on the Twin Isles website.</p> <p>4. This information can be provided, however, the POA member must request the information be sent to them by calling or letting a board member know they would like to have the information mailed to them. A paper copy of the bylaws was provided to one member of the POA at the end of the meeting.</p> <p>5. None</p> <p>6. Board members elected were:</p> <ul style="list-style-type: none"> <li>- Ed Talley</li> <li>- Darlene Lacy</li> <li>- April Klukas</li> </ul>	<p>Darlene Lacy</p> <p>Board Members</p> <p>POA members</p>
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<b>Adjournment</b>	11:20 AM		
<b>Next Meeting</b>	Next Board Meeting TBD		
<b>Name of Meeting Secretary</b>	Darlene Lacy		

