

## Twin Lakes Subdivision HOA

### Meeting Minutes

**Date:** July 8, 2013 **Time:** 6:30 p.m. **Location:** Ferman Dealership on Hwy 54

**I. Call to order:** by President Joe Saladino at 6:37 PM

**A. Officers present:**

1. President – Joe Saladino
2. Vice President – Randy Cook
3. Secretary – Kelly Cook
4. Treasurer – John Pavka

**C. Board Members absent:**

1. Lori Jankowiak
2. Dean Goldsworthy

**B. Board Members present:**

1. Conrad Boudreau
2. Steve Fickett

**D. Guests**

1. Camille Sanabria, West Coast

**E. Homeowners**

None

**II. Proof of Notice of Meeting:** The meeting notice was posted at the pool cabana and lighted entry way bulletin boards

1. **Minutes:** It was **motioned** and **seconded** to waive the reading and accept the June 10, 2013 minutes as amended. **The Board voted and the motion passed unanimously.**

**III. Financial Report**

Treasurer John Pavka reported that he will begin to work the budget for 2014.

**IV. Manager's Report: - enclosed** Presented by Camille

**V. Committee Reports**

**A.** Architectural Review Committee: One home, 24209 Painter was approved to install a fence.

**B.** Landscaping:

There is nothing new to report at this time. The drip irrigation may need to be extended at some point to the rocks along the entrance of Foggy Ridge.

**C.** Curb Appeal Award:

1. The nominated Winner for August is 24054 Painter, Camille will contact

**D.** Storm Water Drainage Maintenance (SWDM)

1. The erosion concern repair at pond 2B was completed by placing one silt screen down and using the dirt in the area rebuilding the weir and adding sod.

A **motion** was made to maintain the Balsam Court drainage from the homeowner to the culvert for \$400.00 or less. **The motion was seconded.** **The Board voted to approve unanimously.**

**VI. Unfinished Business**

No new business at this time.

**VII. New Business**

The light installed at the pool needs a cover to prevent the light from shattering with the cold rain.

The next meeting will be MONDAY August 12, 2013 at 6:30 pm at the Ferman Dealer on SR54.

Meeting was adjourned at 7:22 p.m.

Respectfully submitted, Camille Sanabria, LCAM West Coast Management  
Approved: 8/12/13

