

**Twin Lakes Subdivision HOA
Meeting Minutes**

Date: January 14, 2014 **Time:** 6:30 p.m. **Location:** Ferman Dealership on Hwy 54

I. Call to order: by President Joe Saladino at 6:31 PM

A. Board Members present:

1. President – Joe Saladino
2. Vice President – Randy Cook
3. Treasurer – John Pavka
4. Secretary – Kelly Cook
5. Lori Jankowiak
6. Conrad Boudreau
7. Steve Fickett

B. Board Members absent:

C. Guests

1. Camille Sanabria, West Coast
2. Jeff Kops, West Coast

D. Homeowners

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

Minutes: It was **motioned** and **seconded** to waive the reading and accept the December 9, 2013 minutes as amended. **The Board voted and the motion passed unanimously.**

III. Financial Report

John discussed the financial report. No actions were taken at this time.

IV. Manager's Report: - enclosed Presented by Jeff

The Board of Directors training is set for Thursday January 30, 2014 at West Coast Management. All board members plan to attend.

A **motion** was made to accept the insurance prepared by Community insurance for the amount of \$4951.15. **The motion was seconded.** **The Board voted to approve unanimously.**

V. Committee Reports

A. Architectural Review Committee: No Arch request were received for December

B. Landscaping:

A **motion** was made to advance the landscape committee chair, Steve Fickett \$500.00 for plantings. **The motion was seconded.** **The Board voted to approve unanimously.**

C. Curb Appeal Award:

1. The nominated Winner for January, 2203 Tioga will be nominated for February

D. Storm Water Drainage Maintenance (SWDM):

1. Erosion at culvert by 2147 Foggy Ridge Pkwy; Board directed West Coast to contact the county to inspect and clean out this culvert.
2. Storm water maintenance at pond 2F; one bid has been received for this work from Nemeth for \$3900 to excavate 2 to 3 feet and \$5900 to move earth. – Board directed West Coast to contact Jeff Beckel and Mike Vizzari to meet with Steve to obtain two more bids.

VI. Unfinished Business

VII. New Business

Board directed West Coast to contact three well drilling companies to meet with John Pavka to obtain bids to install a well in the common area.

The Board decided to change the meeting dates for 2014 to the first Tuesday of every month. The next meeting will be held TUESDAY February 4, 2014 at 6:30 PM at the Ferman Dealership on SR 54.

Meeting was adjourned at 7:29 p.m.

Respectfully submitted,
Camille Sanabria, LCAM West Coast Management

Approved at the 2/4/14 meeting.