

Twin Harbors Property Owners' Association
Board of Directors Regular Meeting
Saturday, March 12, 2022, at 8:30 a.m.
Onalaska City Hall Annex

MINUTES

- 1) Deborah Tanner called the meeting to order at 8:30 am.
 - a. Members in attendance: Debbie Tanner, Jimmie (Corky) McCorkle, Tim Campbell, Joseph Polizzi, Steven Eckert, Don LeRoux, and Bob Price
 - b. Residents in attendance: Sandra Jaynes, Jon Nelson, William (BB) & Kay Brown, Cheryl Farr, Doug & Theresa Lehr, Loretta Gray, James Mitchell, Larry & Teresa (Teri) Parks, Christie Perry, and Linda Ekcert.

2) Open Forum –

Guest Speakers:

Mrs. Melissa Price a local realtor to discuss the Onalaska home market.

Mrs. Price gave her perspective of the local market which she detailed based upon her sales as a 10% annually over the past several years, specifically 25% over the past 2 years due to the pandemic and other supply and demand issues. Average sale price was \$350 / square foot in Twin Harbors in the past year. Sale Factors: location, demand, current sells in the area, and condition of the home. Onalaska was a secondary market and is quickly turning into a primary market for home buyers.

THPOA Speakers:

Debbie Tanner: (29 seconds): April 16 is the Easter parade for any persons desiring to participate.

Loretta Gray: (1:00) See attached statement that was read.

Theresa Lehr: (4:55) See attached statement that was read. Extended time was yielded by Loretta Gray.

William BB Brown: (2:50) A resident requested hard copies of all THPOA documents due to their own limitations of no internet, computer, printer, etc. This is also item #8, correspondence review.

1. Do we know what the property owner proposes?
2. Is the property owner going to pay for copies of all of the aforementioned documents?

A: The resident has numerous other resources such as the Onalaska public library.

James (Sarge) Mitchell (45 seconds) What is the status of the boat ramp repairs?

A: Boat ramp repairs bids are being received to turn over to the infrastructure committee but will be delayed until the pool repairs are completed.

Joe Pilozzi: (1:30) advised that his “green for green” initiative was ongoing and he has been received a small amount of funds from the program that he implemented. Next steps are to set up a collection point and / or pick up from individual residents as his time and schedule permits. \$13.50 collected thus far. Memorial chair at the pool needs to be painted, request paint color and additional directions from committee.

Old Business:

Electronic copy of POA insurance to be sent to members of the board and ARA.

Jim and Cindy Roberts regarding the maintenance condition of their street.

Board will work on solutions to try to resolve the issues, however, the previous votes by the residents failed to get the special assessment necessary to raise additional funds for the roads.

Mowing and maintenance of the THPOA subdivision. Joe P will address the issue with Barry as the board liaison.

Complaints:

Deed Restriction Committee:

Bob Price is the board contact, THPOA members Debbie Tanner and Don LaRouax, Jon Nelson is chairperson of the ARA committee. Motion Bob 1, Joe 2, all approved.

Need chairpersons for committees:

Decorations:

Facilities: Gary Sanders

Board Contact: Debbie Tanner

IT: Steve Eckert and Bob Price.

Welcome: Sandra Jaynes

Changes to ARA duties:

___ open permits are in progress

Item #7: Chris Perry indicated that the board is not operating legally in the arena of fines, fees, etc.

Item #8: A resident of Twin Harbors requested physical copies of all THPOA documents. The board felt that there are numerous other resources such as the Onalaska public library.

Item #9: Nothing to report

Item #10: Nothing to report.

Item #11: @ info e-mail address e-mail goes to all board members.

Item #12: Motion to approve February 5 meeting minutes, tabled, documents still under review. February 12 meeting minutes approved.

Question from a resident: Why is a permit needed to paint your house?

Answer: to re-paint your house the same color is considered maintenance, to paint another color is considered a renovation.

Item #13: Nothing to report.

Item #14: Nothing to report.

Item #15: Nothing to report.

Item #16: Nothing to report.

Item #17: Vote to pay for aerial photography for historical documentation of the Twin Harbors. Bid obtained by Jon Nelson from a local vendor. Mr. Nelson provided documentation to the board, company will comply with all applicable FAA regulations and the drone will be flown at or above 400' Above Ground Level (AGL) and IAW FAR 107 regulations. 5 to 3 vote for the project, no votes Barbara, Deborah, and Jimmy McCorkle.

Item #19: Documents filed with county clerk by Bob Price, the board contact person.

Item #20

A Motion was made to Adjourn by the THPOA secretary, Barbara 1st, Bob 2nd motion, and all approved at 11:28 am.