

Twin Harbors Property Owners Association, Inc.
Board of Directors Meeting
October 8, 2016

Directors Present:

Joseph Polizzi, Paul Laverty, Bill Belcher, Melvin Cassel, and B. Milton (Chip) Choate

Directors Absent:

Steve Eckert, and Cliff Budd

Guests Present:

Paige Street, Sandra Jaynes, Barbara Dickens, Debbi Roberts, and Rick Garlock

Joseph Polizzi, President, called the meeting to order at 9:01 am.

Joseph asked the board to review the Minutes for the September 10, 2016 board meeting. Melvin Cassel made a motion to approve the minutes for September 10, 2016. The motion was seconded and approved.

Treasurer's Report:

Treasurer Paul Laverty, reported the cash bank balances as of end of September, 2016.

Account	Balance
THPOA - Regular Checking	\$65,604.92
THPOA - Special Assessment Checking	2,857.98
THPOA - Petty Cash	15.40
Total Available THPOA Cash Balance	\$68,478.30
Road Deposits	1,000.00
Donations for Pool Fund	2,003.18
Donations for Tractor Storage Building	2,700.00
Special Pool Account	2,495.00
TOTAL BANK BALANCE	\$76,676.48

The board reviewed the balance sheet for the month ending September 30, 2016, the income statement, and the statement of cash flow for the one (1) month ending September 30, 2016.

Bill Belcher made a motion to approve the Treasurer's Report, the motion was seconded and approved.

Open Forum:

Paul Laverty appeared in Open Forum to inform the board that the Aqua Nuts are planning a Garage Sale on the Clubhouse Pavilion on Saturday, October 22nd from 8:00am to 3:00pm. Set up day is Friday, October 21st from noon to 4:00pm. Paul requested Chip to add the garage sale and set up to the next newsletter sent to property owners.

Paul Laverty appeared in Open Forum to inform the board of the recent stray animal activities of the committee appointed by Onalaska Mayor Newport. The committee has determined that it would be best to combine efforts with other Polk County municipal governments to jointly approach the Polk County Commissioners Court about the establishment of a common area to hold stray animals picked up in Polk County. Plans are being made for the combined group to attend one of the Commissioners Courts meetings in December.

Barbara Dickens appeared in Open Forum to make sure all have been informed there are several feral hogs that have been roaming the Twin Harbors neighborhood. Chip Choate responded that he has informed the Onalaska Police Department and additional patrols have been initiated.

Correspondence:

Chip Choate reported no correspondence received in the month of August.

Complaints:

Steve Eckert was absent and his complaint report was deferred to the October board meeting.

Building Permits:

Cliff Budd was absent and his building permit report was deferred to the October board meeting.

Field Maintenance Activities:

Cliff Budd was absent and his field maintenance report was deferred to the October board meeting.

Pool Report:

Bill Belcher reported that the pool was closed for the season on September 30th. All benches have been removed from the swimming pool area and placed in secured storage. Backyard Oasis repaired one (1) pump leak in the month of September.

Other Business:

Paul Laverty presented a proposed budget for the fiscal year ending August 31, 2017. Chip Choate made a motion to approve the budget for the fiscal year ending August 31, 2017. The motion was seconded and approved.

Chip Choate initiated a discussion of the annual meeting. The board reviewed a checklist of items and supplies needed for the annual meeting. Board members and property owners in attendance were assigned items and supplies to bring to the annual meeting.

Joseph Polizzi made the following announcements.

DATE	EVENT
Saturday, October 8, 2016	Twin Harbors October board meeting, clubhouse at 9:00am. Everyone is invited.
Saturday, October 15, 2016	Twin Harbors Annual Meeting at Clubhouse. Refreshments at 9:00am and the meeting begins at 10:00am.
Saturday, November 12, 2016	Neighborhood Watch Meeting, City of Onalaska Conference Room at 4:00pm. Everyone is invited to attend.
Friday, August 11, 2017	Last day to register as a candidate for the October 2017 election for the Twin Harbors board. Contact Chip Choate 281-685-3920 or mchoate@z-bizfirst.com .

The next board meeting is scheduled for Saturday, November 12, 2016.

Paul Lavery made a motion to adjourn. The motion was seconded and approved. The meeting was adjourned at 9:58am.

Respectfully submitted,

B. Milton (Chip) Choate
Secretary