

**THE TWIN HARBORS PROPERTY OWNER'S ASSOCIATION, INC.
OCTOBER MONTHLY MEETING
HELD AT 8:30 A. M., ON SATURDAY, OCTOBER 08, 2022**

**LOCATION: ONALASKA CITY COUNCIL CHAMBERS
372 SOUTH FM 356, ONALASKA, TEXAS 77360**

MEETING MINUTES

1. CALL TO ORDER: Joseph Polizzi - President

- Prayer
- Pledge of Allegiance
- Roll Call

2. MEETING GUIDELINES: Steve Eckert - Parliamentarian

The following guidelines will be followed during this meeting. Members who get out of line will be asked to leave. You may submit questions after the meeting by emailing them to INFO@TWINHARBORSLAKELIVINGSTON.COM and placing "Meeting Question" in the subject line.

- Members have the right to speak and be heard. The speaker will be treated with respect.
- Members wishing to address the board during the Public Forum must sign up. The Board has the option to respond or not at this time. The Board will not take action on the item at today's meeting.
- Members are limited to 3 minutes when speaking during the Public Forum or when making comments during the meeting.
- Members will address the Board or others in attendance in a calm manner. Members will be cautioned if yelling or speaking over others in attendance. If the Member continues to be out of order, they will be asked to leave the meeting.
- Members should raise their hand if they wish to address the Board on a specific agenda item being discussed and wait to be recognized. The Board will decide if it will open the floor to discussion.

3. President's Corner - Joseph Polizzi

- Green for Green update
- Yard Party October 15, 2022

- Change in legal representation for THPOA
- The Annual Meeting will be held Saturday 15 October, 2022 at the [Garland Pavilion](#) in City Park at [100 Onalaska East Dr, Onalaska, TX 77360](#)
- Invited speakers for the Annual Meeting
- POA member ideas for the annual meeting agenda
- 11th Amended Bylaws
 - Comment period closed 22 August
 - A Special Meeting to review comments will be scheduled for November

4. GUESTS: Joseph Polizzi

- No guests anticipated for this meeting.

5. GUEST SPEAKER(S): To be introduced by Joseph Polizzi

- No guest speakers anticipated for this meeting.

6. UNFINISHED BUSINESS: Joseph Polizzi

- Discuss and take action on use of pool by local law enforcement and their families
- Discuss and take action on temporary suspension of permit fees for dead/sick trees until June 1, 2023
- What can the THPOA do to enhance the appearance of the “Ghost house” property given the City of Onalaska’s lien?

7. PUBLIC FORUM: Steve Eckert

Presentations are made by Twin Harbors property owners or a representative of a property owner. Public Forum allows property owners or their representatives to comment on agenda items and shall be limited to a maximum of three (3) minutes to make their remarks. The maximum time allotted for Public Forum is thirty (30) minutes.

This board will not discuss, deliberate, or take action on any item or topic not listed in the agenda. The board reserves the right to move comments requesting action or deliberation to a future meeting to be placed on the agenda under UNFINISHED BUSINESS, NEW BUSINESS, or ACTION ITEMS with the board's approval or, if needed, added as a separate agenda item for discussion and action to a future meeting agenda.

Lastly, Board activities have nothing to do with social media sites such as Facebook (FB). The THPOA does not endorse any social media sites. The THPOA does not have an official social media site. The THPOA Board cannot control what others say

on social media sites. Comments regarding the content on social media sites will not be allowed and will not be included in the meeting minutes.

8. CONSENT AGENDA ITEMS: Discuss and take action on items listed below.

- Meeting Minutes - Various recent meetings - Tim Campbell
 - Discuss and take action on overdue meeting minutes.
- Financial Statements - John Danna, Treasurer
 - 2022-2023 Annual budget - Discuss and take action

9. CORRESPONDENCE REVIEW: Tim Campbell

- Correspondence summary
- Discuss and take action on overdue meeting minutes as well as posting of meeting minutes on the THPOA website

10. COMPLAINTS: - Complaints Officer - Don LeRouax, Vice President

- Discuss and take action
- Update - Complaints Matrix on website

11. CLUBHOUSE AND POOL: Steve Eckert

- Pool report - signage, cleaning, closure, etc.
- Wise Pools warranty repairs update
- Change in hours of use by Aquanuts
- Discuss and take action on end of season closing date

12. TRACTOR UPDATE: Joseph Polizzi

- Discuss and take action as required

13. ROADS UPDATE: John Danna

- Update

14. IT UPDATE: Bob Price, IT/Security Officer

- Update

15. FACILITIES MASTER PLAN UPDATE: Doug Lehr, Asst. Treasurer

- Update

16. BULKHEAD REPAIR: Don LeRouax

- Don LeRouax volunteered to be the Project Manager
- Discuss and take action as required

17. NEIGHBORHOOD WATCH - Bob Price, Don LeRouax

- Discuss and take action.

18. CROSSBOW HUNTING IN TWIN HARBORS SUBDIVISION - Joseph Polizzi

- Discussion.
- Take action as necessary.

19. ARCHITECTURAL REVIEW AUTHORITY (ARA) - BB Brown, 1st Architect

- ARA update
- Discuss and take action on ARA suggestions for Permit Matrix revisions

20. COMMITTEES – Chairpersons

- Deed Restrictions
 - Resignation of John Nelson as Chairman
- Facilities
- Welcome
- IT
- Garage Sale
- Social

21. NEW BUSINESS - Verbal summary by Tim Campbell

- NEW BUSINESS item #1
- NEW BUSINESS item #2
- NEW BUSINESS item #3

Add here anything that comes up in this meeting that is not an agenda item, but requires some type of board action in the future.

22. SUMMARIZE ACTION ITEMS - Verbal summary by Tim Campbell

- Action item #1
- Action item #2

23. ADJOURN