

Twin Harbors Property Owners Association, Inc.

Board of Directors Meeting

January 12, 2008

Directors Present: Cliff Budd, John Morse, Ron Eddleman, Jim Mason, Fred Alderman, Floyd Schoonover and Robert Zbranek. **Absent:** Don Harvey.

Others Present: Laurie Schultz and for the open forum, Hazen Fanjoy.

- Fred called the meeting to order at 9:00 a.m. The minutes of the December 8th meeting was approved.

Closed Session:

- A discussion was held on some legal matters and Robert and Cliff were to make an appointment with an attorney to discuss it.
- Fred is going to sign the Petitions next week to start foreclosing on two property owners.

Open Forum:

- Hazen Fanjoy presented a plan to build a garage.

Correspondence:

- Received a letter from Jim Partridge and it will be taken up at the next month's meeting after members of the Board had a chance to read it.
- Received a note from Mr. Brian O'Meara that he no longer wanted his lot. Cliff was to write him a letter.

Financial Report:

- Cliff reported the following amounts from our bank accounts as of the end of last month: the POA had \$31,450.88 in our checking account, \$18,605.73 in the special assessment account, \$33,393.89 in our money market account and \$5,094.76 in our CD account, for a grand total of \$88,545.26. A motion was made, seconded, and passed to accept the report.

Architect/Facilities Report:

- A permit to build a garage on The Point, Lot 911, by Hazen Fanjoy was submitted. A motion was made, seconded, and passed to approve the permit.
- Fred mentioned that we need to asphalt the roads after the chip and seal is put on. Floyd and Cliff volunteered to talk to CCC Asphalt on the cost.

Old Business:

- A letter was mailed to Joe Wissel to remove his boat within 30 days as he was no longer a property owner. Also, a money order he mailed to us was sent back to him.
- Jim is still working on the pool locks.

New Business:

- Prominent Leasing requested to put up a 4' X 8' sign facing FM 3186 on a commercial lot. The Deed Restriction was checked and he is allowed to do that.
- John discussed some items in the Winds, but the Board didn't believe a new Winds would be necessary.
- There will be two more lots owned by the subdivision up for auction in the next Winds. Also, there is a property owner that wants \$1,000 for his lot and he asked that it be included in the next Winds.

- Homeowners have been complaining on cars exiting the day care center. Cliff said he would talk to them.
- Ron mentioned that a committee has been formed in this area for POA's to unify the Deeds, rules, regulations, etc. concerning POA's. Cliff said he would look into it.

Adjourned at 10:00 am. Next meeting is February 9, 2008.

Respectfully submitted,

Clifford H. Budd
Secretary