

Twin Harbors Property Owners Association, Inc.

Board of Directors Meeting

July 11, 2009

Directors Present: Cliff Budd, Jim Mason, Jim Wilder, Fred Alderman, David Heathcock & Robert Zbranek.

Absent: Greg Yost

Others Present: Laurie Schultz, Office Manager, and for the Open Forum, Wendie Wilder, Larry Darley and John Morse.

- Cliff made a motion to accept the Agenda; it was seconded and approved unanimously.
- Jim Mason called the meeting to order at 9:00 a.m. Jim Wilder made a motion to approve the minutes of the June 13th meeting; it was seconded, and approved unanimously.

Closed Session:

- Not held.

Correspondence:

- One correspondence was received on the loose dogs in the subdivision and the use of the pool by non-property owners. A letter was to be sent to the property owner.

Open Forum:

- Wendie Wilder complained about the fireworks being shot off at the main boat landing and the fragments were falling on her house. Cliff made a motion; it was seconded, and approved unanimously to put up a "No Fireworks Allowed, Violators Will Be Prosecuted" sign at the landing.
- John Morse inquired on putting up a carport on the lots he recently acquired and there did not appear to be any conflict with the Deed Restrictions.
- Larry Darley discussed the sign at the main gate and it was decided to put the letters "Twin Harbors" on two vertical offset cedar panels.

Financial Report:

- Cliff reported the following amounts from our bank accounts as of the end of last month: the POA had \$7,737.80 in our checking account, \$8,372.57 in the special assessment account, \$8,547.97 in our money market account, \$5,260.85 in our 90-day CD account and \$1,019.74 in our 60-day CD account, for a grand total of \$30,938.93. A made a motion; it was seconded, and approved to accept the report.

Architect/Facilities Report:

- David Heathcock and Larry Darley were going to get together and come up with ideas on how to update the two bathrooms. It was decided to put the work off until after the pool is closed.
- It was decided to put a spring on the swimming pool gate so that closes automatically.
- There was a discussion on the violation of sheds being built in the subdivision. Jim Wilder wrote a memo and stressed that any outbuilding must be in "harmony of the exterior design with the existing structures in the subdivision." Fred made a motion; it was seconded, and approved unanimously to put up signs at the three entrances "Deed Restrictions Enforced."

Old Business:

- The problem with the pool was discussed. There have been unauthorized persons using the pool, cussing, drunken behavior, etc at the pool in the last two months. Cliff talked to the Chief of Police and he recommended we put up a sign to “Call 911 and ask that the Onalaska Police send a policeman to the pool area.” Some of the Board members didn’t believe that the 911 operators wanted such calls, so Robert was going to check into it.
- Cliff also said that the Chief requested a separate key for each policeman and that was put off until the 911 sign is approved.

New Business:

- Cliff stated that two property owners take their daily walk past the main boat landing and have been putting “Towing Notices” under their windshield wipers if there is no sticker. This has cut down on non-property owners using the boat landing.
- Joy Eastwood called Cliff a few weeks ago and wanted to donate two lots her estate owned to the POA. She has paid all her taxes and sewer fees, but because of hard times, could not pay the \$340 she owned the subdivision. Cliff made a motion; it was seconded, and approved unanimously to accept the two lots and write off the \$340 in past fees.
- Laurie mentioned that the Winds has to be ready by the end of August to mail out with the September invoicing. Cliff said that he would start on it and would like all Board members to contribute something.

Adjourned at 10:25 am. Next meeting August 8, 2009.

Respectfully submitted,

Clifford H. Budd
Secretary