

Twin Creek Homeowners Association Meeting
Robin Run Retirement Community
6/20/07

7:10pm Meeting called to order

7:15pm Votes counted and new board elected. 36 votes received, 33 needed to have official election

New Board elected

Brady Krueger - President

Wyatt Smith – Treasurer

Charles Young - VP

Jason Scheuer - VP

Ed Parada – Secretary

No alternates

Becky Aldous removed herself from consideration

Board members present

Brady Krueger

Wyatt Smith

Jason Scheuer

Ed Parada

Committee members present Sara Phillips – Landscape

7:17 PM old minutes read, motion by Brady for approval, Wyatt Second

Treasurer's report: Wyatt Smith

- Budget is on track except for snow removal
- May be slightly under budget (if no emergencies)
- Need to walk through common area to determine if creeks need repair, this needs to occur before October to determine if rates need to be increased as creek maintenance is extraordinary item
- Eads and Murray (HOA attorneys) concur that the covenants read that any changes, whether new additions or modifications to existing structures, need approval
- Motion to accept by Jason, Second by Ed

Secretary's report :

- Voice mail regarding watering, no call back number left, Board cannot enforce homeowners to comply unless it becomes an ordinance. HOA sprinklers were left on due to the fact that they were broken. Water was turned off and part had been ordered and is being replaced.
- Website has been updated, Kristi was on vacation
- Ed will look into welcoming committee
- Homeowner is considering taking on the newsletter, follow up to occur at next meeting
- Wyatt will look at cost of newsletter
- Motion to accept by Brady, Second by Wyatt

Architectural Committee: no committee members present but some updates

Issue Number	Description	Issue	Current action
Resolved			
Pending			
2006.16	Two toned siding	Patched off-color Siding	Homeowner indicated that he replaced front siding and is planning to correct Eastside siding this summer
2006.18	Wooden Screen door	Unapproved change	Contact made with homeowner and he has indicated that he will paint his door to match his white trim. – not yet fixed as of 6/20
2007.50	Black mail post	Black post	Homeowner indicated that he would change color. Additional communication will be sent to establish a timeline. Check with arch committee to see if one was established as Michael was going to as his last act on Committee – NO UPDATE

Unresolved			
2006.17	Orange door	Unapproved color	RESOLVED
2007.05	Industrial truck and forklift Storage	Extended parking	ISSUE HAS BEEN RESOLVED, HOA AND BOARD HAVE REACHED A DECISION

Landscape Work Group: Sarah Phillips

- Wyatt checking to see if Cory ordered materials for Berm on Georgetown
- Sarah states that we now have plans for entrances from Noll, these will likely go into effect for the Spring planting season
- There is a landscaper that lives in the community and Sarah will check with him regarding planting if he has any interest
- Master plans for Brookstone Court initial planting have been located
- Decision needs to be made regarding in what phases the HOA wants to implement improvements and what potential budget for these may be given limited budget

Lighting Workgroup: No report, no members present

Old Business :

1. Quotes to be obtained from Cory at Luxury lawn about cleaning the creek, Brady was to call, will check status at June meeting. – **Wyatt states that we/ Cory are waiting to hear from DNR still and he will follow up with them as well**
2. Brady will talk to Cory as well about a lighting quote will check status at June meeting.- **Cory's lighting quite was very high, Wyatt will also check into this as well**
3. Playground issues - Slides need to be looked at for repair or replacement. The board should also look at the overall condition of the playground equipment for other repairs or painting issues. – **Brady is checking into this and will comment in July Meeting**

New Business:

1. Sprinkler may not be working, Wyatt and Jason to investigate – **it was broken which is why it was running during water restrictions, part was ordered and should be repaired in short order, in the meantime water was turned off**
2. Street Sign at Brookstone and Twin Creeks and playground sign are being made and will be replaced.- **was done on 6/20/07**
3. Wyatt is getting letters to vote for HOA board to Kinko's to be mailed. They will have postage on them to make return easier- **completed**
4. Temporary Signage – Jason looking into getting new temporary signage that can be put in place for immediate communication needs to homeowners – **several photos of signs were brought to meeting, motion to approve purchase of a sign was made by Jason, seconded by Ed with condition that board approval be given for design (and reasonably priced)**
5. additional signage – Diane looking into pricing additional signage to add under Stone wall signage "Brookstone" and "Fieldstone" that states a "covenant community" Wagner Signs did original signage for Estridge – **Diane absent**
6. Newsletter will be worked on and sent out after new board is elected
7. Basketball court – goal was removed due to kids outside neighborhood playing on it, a plastic cover was placed on it but ripped off. A steel cover is being investigated and rim may be returned – **potential other uses were also discussed (such as picnic area). Board feels that more neighbors would need to be heard from before any potential changes be made**
8. **Ice cream social usually coincides with National night out against crime, will check into this**

Next Meeting will be July 25, 2007 at Robins Run Chapel, 7:00pm

818 Meeting adjourned.