



# Twin Oaks Farm HOA

Meeting Minutes

November 19, 2020

Start time: 7:10 pm via Zoom video conference

Attendees: Mike Blas, Margi Bilock, Caitlin Sharp, Cyndi Fillinger, Dave Brown, Imke White, Audrey Wells-Paine(GHA)

Residents attending: Joyce Ward, David Smythe

Neighbor concerns:

- None

**Motion to approve the minutes from October 2020 board meeting: 1 I White 2 C Sharp: APPROVED**

President's report:

- Worked with Audrey to make sure there is (hopefully) no increase in contract cost with American Disposal
- No December board meeting, will meet again in January

Treasurer's report:

- Cyndi had to organize who had access to reserve funds as statements were no longer being received locally.
- Budget needs to include \$2,400 contract increase for pool services

**Motion to approve a 0% increase in assessments for 2021: 1 C Fillinger 2 I White: APPROVED**

Grounds:

- Need Audrey to follow up on hydroseeding for the fall
- Dead trees in common areas will be left as-is
- Bladerunners will be directed to remove leaves from common area at back of neighborhood between 2 ends of Noble Fir Court. If they blow them into the woods, the winter winds will blow them back out and they will clog the storm drain.

ARC:

- Homeowners need to be aware of common maintenance of homes including edging along street curbs and having a working carriage lightpost



#### Pool/Clubhouse Report:

- Looking to open up clubhouse for rentals in early summer 2021 in congruence with the pool opening when the COVID cycle is expected calm down. This would decrease the likelihood that we'd have to close it back down with an increase in positive COVID cases.
- *Dave Waters of High Sierra: Anticipates a Phase 3 reopening for Memorial Day 2021*
  - *International guards next year?*
  - *Priced contract to include blended rate*
  - *Guards will handle cleaning for pool deck and bathrooms*
    - *Guards are trained to disinfect high touch areas*
  - *\$2,400 contract increase for 2021 season to include all the additional covid-related actions the guards will be taking*
  - *TOF needs to come up with a reservation system like SignUpGenius*
  - *Phase 3 guidelines dictates that the pool operate at 75% capacity*
  - *Submit any potential domestic guards directly to Dave*

#### Communications:

- None

#### Social Committee:

- None

#### New Business:

- None

#### Management report:

- No updates on renovated tot lot costs
- Fence along front of the neighborhood has been fixed

**Motion to accept up to a 3% increase in contract cost for 2021 from American Disposal: 1 C Sharp 2 C Fillingner**

**Motion to enter into executive session: 1 C Sharp 2 I White: APPROVED**

Entered into executive session at 7:15pm

Exited out of executive session at 8:15pm

**Motion to exit out of executive session: 1. C Sharp 2 D Brown: APPROVED**

**Motion to confirm that no motions were made while in executive session: 1 M Bilock 2 C Sharp: APPROVED**

**Motion to adjourn meeting at 9:27pm: 1 I White 2 D Brown: APPROVED**



**Next meeting will be January 19, 2021 @ 7pm**