



Twin Oaks Farm HOA

Meeting Minutes

January 12, 2022

Start time: 7:03 pm via Zoom video conference

Attendees: Mike Blas, Margi Bilock, Caitlin Sharp, Cyndi Fillinger, Jeff Schoolcraft, Imke White, Michelle Grayson(GHA)

Residents attending:

- David Smyth
- Claude Bennett

Neighbor concerns:

- Thanks to HOA for taking care of overgrowth around the cherry tree on Oak Farm Dr.
- Inquiry about removing trees in backyard
 - If a tree in your yard is unhealthy and/or damaged, it needs to be removed. Please provide notice to the HOA about its removal, however, no need to wait for ARC approval for this.
- With the impending snowstorm - can we request that the snowplows plow a wider stretch that just one car length across the road.
 - The HOA does not have control over the snow removal on its roads as they are publicly maintained, however, residents can always contact VDOT for any snow removal concerns at 1-800-367-7623.
 - There is a VDOT snow removal app that will show where exactly a scheduled snow plow is at any particular time called VDOTPlows

Motion to approve minutes from November 2021: 1 I White, 2 M Bilock: APPROVED

President's report:

- Email blast to go out to residents listing the VDOT snow removal information, American Disposal tree disposal info and tree removal information from Blade Runners

Treasurer's report:

- Have not requested the remaining funds for completion of the playground as there is already damage to the structure that appears to be from the way it was installed.
- High Sierra has submitted a September invoice to close out the pool season. We will wait on paying until we have agreed to all of the credits and charges.

Grounds:

- Many trees lost during last snowstorm



- All evergreen along retention pond are either in walkway or leaning instead retention pond area
- Multiple bridges are damaged
- Trees down along Oak Farm near entrance to walking path
- Considering submitting an insurance claim for high degree of damage
- Looking to start removal of trees affecting the walking path before handling any damage that is merely superficial. Funds will come from operating income.
- HOA will look into securing a dumpster or two in March for residents to use to dispose of the vast amount of tree debris around the neighborhood and in yards
- Residents may place any tree debris out with their trash as long as it is bundled with twine and able to be lifted by the trash men.
- Homeowners can contact Bladerunners about their individual tree removal needs by submitting the request with pictures on their website.

ARC:

- Several requests currently active: fence line install, solar panel installation,
- Currently discussing expectations with prospective ARC members

Pool/Clubhouse Report:

- Need to revamp the pool contract so that we don't need to worry about school schedules or keeping the pool open later into the season.
 - Consider starting the season with smaller payments until the company shows that they can maintain the pool as we expect them to.
- Clubhouse needs some new paint where drywall has settled and some new spackle needs to be applied as well as bracket installation in the closet for the folding chairs.
 - Michelle sent a request out to 2 vendors and is waiting to hear back; not expected to cost more than \$1,000 for this level of work.

Communications:

- None

New Business:

- March HOA meeting moved to March 16th

Management report:

- Updated items in packet:
 - Will follow-up on backboard replacement for basketball court
 - Basketball padding has been installed

Motion to enter into executive session: 1 I White 2 M Blas: APPROVED

Entered into executive session: 8:03pm

Exited out of executive session:



Motion to move out of executive session: 1 I White 2 M Blas: APPROVED

Motion to confirm that no motions were made while in executive session: 1 C Fillinger 2 M Blas: APPROVED

Motion to adjourn meeting at 8:16pm: 1 C Fillinger 2 I White: APPROVED

Next meeting will be February 9, 2022