

**TWIN CHIMNEYS HOMEOWNERS ASSOCIATION
BOARD OF TRUSTEES MEETING
MARCH 27, 2006 @ 7PM**

CALL TO ORDER

Those present included Janet Bollinger, Dan Duncan, Steve Graham, Curt Lenk, Charlie Feller, Linda Jochimsen, Michelle O.-DNI

INSTALLATION OF NEW TRUSTEES

A vote is not necessary when there is only one candidate. The Board installed Charlie Feller as the trustee for Coachline, Jeff Pollard as the trustee for Little Oaks, and Pat O'Hearn as the trustee for Nelson's Mill.

RESIDENT COMMUNICATION

There were no residents present.

APPROVAL OF MINUTES

The minutes for the February meeting were approved as written.

FINANCIAL/BUDGET

Repairs due to vandalism will now be reported in the financials as a separate expenditure. There are no problems with the budget at this point. MODOT has sent the monies owed to TC. The board discussed the possibility of obtaining a debit card to be used for smaller purchases.

DNI

Property checks will be sent via e-mail. The pool deck concrete work will begin, weather permitting, ASAP. Pool letters will be mailed to all residents in April. The retaining wall work has begun. Michelle will follow up with the contractor on how the light on the pool deck will be taken down so work can be completed with no damage to concrete deck surrounding the pool. Brake Landscaping and Chesterfield Deck and Fence will coordinate the installation of the fencing on top of the new retaining wall. Walkie-Talkies

will be purchased to be used between office and pool staff for communication purposes. A motion was passed, after discussion, to allow Michelle to obtain a debit card to be used by Staff and Trustees for smaller purchases. The card will have a \$500.00 limit which Michelle will be responsible for adjusting when needed. Trustees and Staff will have limit to the card for a 24 hour period before it would need to be returned. There will be a log kept on its use. Michelle has received one bid back on monument repairs and will wait for additional bids to be received. A representative from Will Electronics will be addressing the board at the April meeting on upgrading the security system at TC. The new TC website is currently being completed with a start up date sometime in April. Michelle is working on obtaining bids for insurance. Michelle will follow up concerning the trees that were trimmed by Lake A and left to lay there. The screens at the Family Center have been removed and cleaned.

STAFF

Nothing to report.

SWIM TEAM REPORT

Cathy O. reported to the board that swim team would be holding registration on Thursday and Saturday of this week. Discussed the role that swim team would have in regards to the Street Dance. A motion was passed to allow supplies, not to exceed \$150.00, to be paid out by the board to help off set expenses the team will incur in their handling of the event. The swim team has been approached by parents, no longer residents of TC, seeking permission to remain on the team. They would be willing to pay a participation fee if allowed to do so. The swim team has been approached by other non-TC families wanting to participate on the team as well. The board will discuss the matter in closed session and follow up with Cathy O. in a timely manner. The board requested that they be provided with a current team roster before the start of any practices.

ARCHITECTURAL

There are three requests that are awaiting signatures at this time.

SOCIAL

The next event planned is the Donuts with the Bunny/Easter Egg Hunt scheduled for April 8th. Charlie will follow-up as to where the children will be looking for eggs due to the construction work being done at the Family Center. Safety is a priority.

POOL COMMITTEE

The locations for the “funbrellas” have been decided. Work needs to begin ASAP in order that everything is completed by the start of the pool season. The board discussed various ideas concerning the replacement of the tie wall that was taken out between the pools. A bid was obtained for fencing as well as a decorative concrete 3 ft. high wall. Linda will work on the pool rules for the coming season.

LAKES

Work is being done securing a site in which the silt can be stored before any dredging in the lakes can begin.

GROUNDS

Spring clean up day is scheduled for May 6th with a rain date planned for May 13th. The trees that will be planted are ready for pick up on May 1st. The seedlings are to be planted around the retention basin. There are various monuments that need boxwoods replaced. Motion passed to allow Janet to spend \$300.00 to purchase the necessary bushes to be planted sometime in April, before clean up day. Michelle will obtain a bid to replace burnt bushes at the entrance to TC as well as a bid to take out unsightly bushes located on the MODOT property at the entrance to TC.

COMMUNICATIONS

The newsletter is out and was mailed first class.

OLD BUSINESS

None

NEW BUSINESS-ELECTION OF OFFICERS

The Board elected Steve G. Treasurer and Curt L. Chairman. A vote will be conducted via e-mail to Michelle for the office of Vice-chair, as the trustees nominated were not present to accept the nomination.

ADJOURNMENT TO CLOSED SESSION

NEXT MEETING: Monday, April 24th, 2006 @7pm @ the Family Center