

## TWIN CREEKS VILLAS HOMEOWNERS ASSOCIATION

ANNUAL MEETING – 6:30 P.M. -JANUARY 10, 2022

### EVERGREEN BAPTIST CHURCH

#### **Call To Order:**

President Marilyn Miller called the meeting to order at 6:30 p.m. The secretary established that there was a Quorum Present. The President then called for a review of the minutes of the previous annual meeting. Barbara Barrett made a motion to accept the minutes as published on the TCV website, seconded by Christine Detrick. Motion Carried.

#### **Nominating Committee Report:**

Present directors Darlene Demuth, Kevin Johnson, Marilyn Miller, Ron Williams remain on the board. Carolyn Fuchs and Brian Crites are going off the board. Added new members are Tim Parker, Jerry Messner and Judy Long.

#### **Treasurer's Report:**

Ron Williams gave the Treasurer's Report, copies attached. If Landmark misses a week of mowing they will come back on Saturday or Sunday. Price of mowing and fertilization has increased. A motion by J.B. Barrett was made and seconded by Dave Demuth to accept the report to be filed for audit.

#### **Architectural Committee Report:**

Streets – Maintenance on streets and gutters has been on going to repair cracks .

Fence – Some posts and 80 to 90 individual pickets have been replaced in 2021. After consideration by the Board the decision was made to defer fence replacement until 2023. Lumber is still expensive and limited due to delivery issues.

Lawn – Contract with Landmark has been negotiated for two years. The fee for front yards will remain the same, however, the fee for back yards will increase to \$16.00. Landmark will be contacted regarding lower mowing levels. Landmark will replace sprinkler heads and down spouts when they are broken by weed whackers.

Seasonal Flowers – Darlene Demuth will locate other flowers for the front entrance since Pansies appeal to pests in our area.

The Architectural Committee Approval Request form on the TCV website is available if changes to homes and yards are needed.

Residents are encouraged to explore the TCV website. Contact Mike Bennett for changes to the website. Barbara Barrett requested a version of homes and owners like the map on the website to copy.

**Adjourn:**

Dave Demuth motioned to adjourn, seconded by Ron Williams. Motion Passed Meeting adjourned at 7:30 p.m.

Respectfully Submitted  
Judy Long  
TCV Board of Directors