

Twin Pines Village Homeowners Association

Board of Directors Meeting Minutes

March 11, 2021

Meeting Via Zoom

6:00 PM

Evelin Kahre called the meeting to order at 6:00 pm. The meeting was held via zoom

Board members present: Evelin Kahre, Will Hansford and Tom Hackett

Board members absent and excused:

Motion: to appoint Jennifer Perez and Justin Tyler to serve on the board was made by Evelin Kahre, seconded by Will Hansford and passed unanimously.

CPMG Staff: Virginia Johnson, Association Manager

Contractors: None

Homeowner Forum: 0 homeowner in attendance –

Topics: None

Approval of Meeting Minutes:

- **Motion:** to approve the February 11 2021 minutes as written was made by Tom Hackett, seconded by Will Hansford and passed unanimously.

Association Manager's Report: Virginia Johnson

Virginia provided update on daily operations.

Business & Discussion Items:

- **Discussion:** the scope of work for the porches was discussed and CPMG will send to three different General Contractors for bidding. Also discussed was siding, gutters and asphalt, and clubhouse, landscape projects throughout the complex that the general contractors should consider in the bidding process.
- **Motion:** to approve the 2021 Taxes, both state and federal was made by Will Hansford, seconded by Evelin Kahre and passed unanimously.
- **Discussion:** an audit was discussed and the board has opted not to engage an audit at this time.
- **Discussion:** goals for the 2021 year are cement, drainage, the wall, the timber walls, and curb repairs and siding repairs and possibly paint. Since these will be expensive repairs etc the board is seeking all-inclusive bids and additional funding options and will continue to fine tune the plan over the next several months.

Violation and Work Orders:

- The violations report was reviewed.
- The work orders were reviewed.

Financials/Legal:

- **Motion:** to approve the February 2021 financials, prepared by CPMG subject to audit was made by Evelin Kahre, seconded by Tom Hackett and passed unanimously.
- Review:** Attorney Status Report was reviewed.

Action outside of a Meeting: None

Board Topics: None

Architectural: None

Correspondence: None

Adjournment: 6:30 p.m.

Executive Session: None

Next Meeting: April 14 2021 @ 6:00 PM