

Minutes for TOA Annual Meeting 2022 (Held in October 2022)

Call meeting to order

- **Quorum/proxies (21)**
- **Review/approval of 2021 minutes** – approved and second by Andia Dinesen

- **President's Report**
 - Welcomed all
 - Would like to do a year-end review to the group
 - Tried to have meetings at Library – they close at 6 pm
 - Neighborhood looks good – new street and pavement
 - New neighborhood next to Gene's house – welcome new neighbors
 - Thanked volunteers

- **Vice President's Report**
 - Thank the volunteers – appreciate those that step up
 - Updated documents, hired an attorney to update our documents, we are doing it in pieces

- **Treasurer's Report**
 - Budget Review
 - Trash increase and ground maintenance increase as well
 - New legal fees increased due to document review
 - Look to build up reserve again
 - Looking to increase the assessment for a total of \$1,200 for the year
 - Dues Increase Review

- **ARC Report**

- Overview of what was found in the walk through –
 - 12 homes were found with discrepancies, 8 needed power washing, 2 required fence repair, 2 needed paint, 1 had weeds
 - All homes were reviewed periodically and unplanned but found one house needed power washing with one needing lawn care.
 - They will always be checking for discrepancies; informal walk through will occur
 - Fines – ARC would need to notify the board if there are any homes in violation; in the past we did institute violations but so far the board has not been notified of any violations
 - Mina - Lawns in the front have had prior poor landscaping in the past; want to take harder line on those homes.
 - Marie – Dominion power tore up her yard to deal with lack of power in other homes. Her yard is still recovering. She was asked to be on the ARC Committee.
 - Xavier – Bylaws have lawn standards. Board has the power to approach a neighbor regarding their yard.
 - Tiffany – ARC provides letters to the boards for violations.
 - Tonita – Follow up with the ARC that has the homes that are still in violation of lawn services.
 - Mina is on the Landscape Committee now

- **Landscaping Report**

- Fortney will be Brookstein Services who is now doing all of our lawn care maintenance. Kerry and Andia use this firm. Looking at a few trees of ours that they are keeping an eye on. When a new housing development is constructed, they need to put in more trees and now the trees are fighting for space. That is why some of the trees have died and been taken by bugs.
- One of the pine trees have a disease
- Andia will work with Brookstein to determine follow up

- **Social Committee Report**

- Any nominations for Social Committee – Jen may be interested in running this committee, Andia will chat with Jen on the idea in a few weeks, Matt may still be involved
- Social Committee – what’s going on, pass it on to people, do we need to send flowers, Marie interested in helping in that space not just in the party planning process
- Facebook page is public – not sure any of the owners know about it, Tiffany is an admin on the Facebook page
- Andia and Tiffany are admin on the page and they will drop the link in the chat, anyone can post on the page
- Phara – Look at another way to insure we are connected outside of social media. She is interested in finding another platform to connect with them and stay informed. Phara will investigate and let the board know.

- **Website Report**

- No report

- **Secretary Report**

- No report

- **New Business/Floor**

- **Vote on dues increase** – approved. 21 Yes – 0 No
- **Vote on revising the definition of signs** – Mina request to remove the campaign signs, too controversial; Xavier would also request that the campaign signs not be included. Tiffany also against adding signs to the lawns; Andia make motion to approve the sign language with (c) stating “No campaign or political signs are allowed” and alter (f) to read “Twinbrook of Mount Air Real Estate Directional Signs”; Tiffany second the motion. 20 Yes - 1 No

- **Vote on allowing volunteers to the committees** – concern around renters being on the committees, Tiffany and Stephanie don't see a need for this section, Andia feels that having this section would not see an issue with the section; Andia makes a motion to accept the new bylaw adding a sentence, "This person may not serve as a Chairperson of a committee or as a Board member and cannot be the sole member of a Committee". Tonita second the motion. 18 Yes – 3 No
- **Vote on changing the quorum to 51% from 60%** - motion to change by Sam and Cayle seconds it; agreed to 51% change. 21 Yes – 0 No

Adjourn meeting