

Twin Creeks III & Twin Creeks III Extended
Homeowners Association
Board of Directors Minutes

March 29, 2012

In attendance: Chris Duffy, Brian McNeese, Randy Isler, Jeni Wenrick, Jeff Moser

Meeting called to order at 7:15 pm

New Business

Board discussed goals for the year:

- Notification outreach via social media, website, and newsletters was emphasized. Wenrick will purchase a new sign for the entrance that can be written on with specific details of events to gain more attention. Wenrick will also look into an all-weather sign board to install at the playground. Newsletter flyers will be printed and distributed to inform residents of online resources, upcoming events, and other important information. Board raised the possibility of having a resident business owner sponsor the cost of the flyers.
- A welcome committee will be reinstated to deliver gift baskets to new residents. Approximate cost of \$25 per basket to contain gift cards and information on local attractions. Street captains need to be recruited. Each street will have a designated volunteer resident to distribute welcome baskets, newsletters, alert the board of concerns, and anything else that may be needed on their block. Street captains do not have to be board members
- The board would like to assemble a resident directory. This was attempted in the past with little success. Residents can volunteer as much contact info as they wish. The directory could also include confidential email addresses to be used by the board to send notifications to residents. Homeowner services such as babysitting, contractors, etc could be advertised within the neighborhood. Information can be collected by LionHeart Association Management if this is something residents would like to participate in

Board member titles were assigned as follows: Chris Duffy - President, Brian McNeese - Vice President, Jeff Moser - Treasurer, Jeni Wenrick - Secretary, Randy Isler - Member At Large. Matt McCormick, who was not in attendance, was also assigned the title of Member At Large. Committee delegations (i.e. social, pool, landscape, architectural) were not specifically assigned, but instead the responsibilities will be shared by board members as they see fit.

Budget

A proposed 2012 budget was distributed at the annual homeowners meeting in February. Jeff Moser, treasurer, will take a closer look at it and discuss his recommendations with the board at the next meeting. Current financial reports from LionHeart were also reviewed. Wenrick will contact LionHeart regarding the 2 checking accounts to clarify their purpose and potential use in this year's budget. Wenrick will also inquire into the proposed cost of the future fence replacement and how much was added to it from 2011.

Upcoming Events

- Earth Day is Sunday, April 22nd. Wenrick will organize a neighborhood-wide event to include planting / landscape beautification and cleanup of common areas. Flowers and mulch will be purchased through the landscaping company as usual, but installed by volunteer residents. Recycling companies will also be contacted for advertising their services to TC3 residents. Isler proposed contacting a waste removal company for a neighborhood-wide trash pick up. That event will be scheduled for later in the year after the garage sale

- Duffy proposed a Cinco de Mayo celebration at the pool. Chris Keller will be contacted to arrange the season opening of the pool earlier than usual. Tentative date of May 4th. More details to be planned at next meeting
- Neighborhood Garage Sale typically occurs the first Saturday of June (June 2, 2012). Wenrick proposed having it earlier due to Bixby schools early dismissal and to avoid the typical heat of early summer. After discussion, the board decided to keep the traditional date in order to coordinate with Twin Creeks 1 & 2

Next meeting tentatively scheduled for Wednesday, April 18th at 8:00 pm at Isler's home

Meeting adjourned at 9:00 pm.