

TWIN TOWERS HOMEOWNERS' ASSOCIATION, INC. BOARD OF DIRECTIONS' MEETING MINUTES

March 26, 2026

Atlantic Room and Zoom

1.) ESTABLISH QUORUM

President, Lane Ramsfield	Present
Vice President, Don Nanny	Present
Secretary, Tim Bleasdale	Present
Treasurer, Tony Jorge	Present
Director, Kevin Mills	Present

2.) CALL TO ORDER – The required quorum was present. Meeting called order at 6:01pm.

3.) PLEDGE

4.) PROOF OF MEETING MINUTES – The meeting was properly noticed.

5.) APPROVAL OF MINUTES – It was moved by Lane Ramsfield, 2nd by Kevin Mills to waive the reading and approve minutes from the last board meeting on February 5, 2026. Motion passed unanimously.

6.) NEW BUSINESS- Discussion of ongoing Board Business

- Financial Report
- Construction & Concrete Update
- Contracts Committee & Procurement
- Association Management update
- Pool Renovation Discussion
- Reserve Structure – Following discussion regarding reserve balances, it was determined that existing reserve balances will remain in the balance sheet in their current location. A motion was made to require all future reserve contributions to be applied to the "Pooled Reserve" line item(s) in the balance sheet. The motion is be approved by Kevin Mills, 2nd by Lane Ramsfield, with legal verification, if needed. Motion Carried
- Committees – Hobby Shop & Bike Room and the Garden committee funds were moved from the owner's responsibility with Sue Howden as Chair, to the Association Management. The Beautification Committee is now co-chaired by: Michele Wetzel and Linda Iannucci. The Architectural Committee was dissolved/disband due to Dennis Howden moving. No other non-standing committees were appointed at this meeting.

7.) OWNERS COMMENTS

8.) ADJOURMENT-There being no further business on the agenda, and by mutual consent the meeting adjourned at 8:26pm. Motion made by Lane Ramsfield and 2nd by Kevin Mills. Motion carried.

Minutes respectfully submitted by

Donald Nanny

Donald Nanny, Manager

For: Board of Directors