

Twin Branch Acres Neighborhood Meeting Minutes

January 2015 Working Board Monthly Meeting

I. Call to order

Michael Spoto called to order the regular board meeting of the Twin Branch Acres Property Owners Association (TBAPOA) at 7:15pm on January 15, 2015 at the Doffegnies residence.

II. Roll call

There was a quorum, with the following board members were present:

Michael Spoto – President
Paul Hauck – Treasurer / Interim Secretary
Brian Quigley – Unit 1 Rep and Landscape Committee
Maria Kelly – Unit 2 Rep and Bulletin Board Coordinator
Tammy Jacovides – Unit 3 Rep
Debbie Spoto (Website)
Mireille Doffegnies (Equestrian interests)

The following Board Members were absent:

Cathy Ryder - Vice-President / Welcome Committee (with notification)
Dylan Richard – Unit 4 Rep (with notification)
Page Buck – Unit 5 (without notification)
Secretary (position is vacant, Paul Hauck is serving on an interim basis)

Approval of minutes from last meeting: Paul Hauck emailed the minutes of prior meeting (December) for Board Member review. The minutes were approved with no comments and later posted to the website. Copies of the December meeting minutes were provided at the meeting by the Secretary for reference.

III. Open issues

- Winterfest Planning
 - The date was previously set for Winterfest on January 31, with a rain date one week later (February 7).
 - 50 people have RSVP'd to date
 - Bonfire permit has been secured by Mike Spoto, and Debbie Spoto has made arrangements for the port-o-let to be delivered on the day before event.
 - Paul volunteered to treat Ray's vacant lot for control of fire ants and to obtain heavy duty garbage bags for the event, and bring the change box with seed money.
 - Ten gift certificates for the winners of the children's games will be purchased

- Still looking for a person to coordinate the children's games
- Food to be coordinated with Joan Buck, recommendation for others to bring baked beans and other side dishes
- 50-50 raffle to be used for helping offset cost of event
- Lots of tables and chairs are needed for the event. Tammy volunteered to bring Tiki torches and portable lights.
- Treasurer's Report
 - Final December statement was provided in hard copy. Balance as of the meeting date is \$16,312.50, with a total of 129 membership dues received to date for this Fiscal Year (~53% of the neighborhood).
 - Paul reimbursed Tammy Jacovides \$54.29 for the cost of two sets of tree lights and an extension cord for the holiday lighting display at the entrance this past Christmas. Dylan also donated several sets of tree lights which were used this past year. Tammy installed and removed the lights for this season, and has the lights and electrical controls in her possession.
 - **Paul will send the annual register of expenses and receipts to our accountant (George Chagaris) for preparation of annual corporate tax filing.**
- Beautification Committee (Bryan Quigley)
 - **Bryan Quigley noted that he will change out the Poinsettias for springtime seasonal display at both end of the median island in the coming weeks.**
 - Paul noted that the north fountain has stopped working in late December. He has received literature from the manufacturer for troubleshooting and purchasing spare parts. **Paul will contact AquaPro Irrigation to see if they can troubleshoot the north fountain.**
 - The recent award of a mini-grant by Hillsborough County was discussed. It was agreed that the ideal place to locate park bench(es), ornamental pole lamp, and a decorative trash receptacle was on the north side of the entrance road near the intersection of TBA Road and Horseshoe Road. **Paul will schedule a meeting with Wanda Sloan of Hillsborough County office of Neighborhood Relations in the coming week. Mike Spoto will join Paul at the county office in downtown Tampa. A rough set of plans and budget will be developed by Paul for the county meeting. Debbie Spoto volunteered to research options for park benches manufactured by Belson which can be provided with Twin Branch Acres identification.**
 - **Paul will send a second request to Hillsborough County Public Works to request that they trim the trees and vegetation which has encroached into the chain link fence along TBA's northern border.**

- It was noted that the median along Racetrack Road is poorly maintained. There was a dead tree near Publix Plaza which was lying on its side for several months before someone finally removed it.

- Welcome / Membership Committee
 - No discussion - Cathy Ryder was absent

- Communications/Website (Debbie Spoto)
 - Debbie will post additional details of the Winter Fest on the web site.

- Safety Committee
 - No discussion - Page Buck absent

- Equestrian Interests (Mireille Doffegnies)
 - Paul and Joe Sepion visited the trail in December and developed a sketch for proposed repairs to two areas along the trail. A conceptual sketch of proposed repairs including culvert pipes, retaining walls, fill dirt and/or gravel was passed out to the Board. **A motion was made to authorize up to \$250 for the repair of the two areas. The goal is to complete the repairs during the spring of 2015 to avoid heat and humidity. Paul and Bryan Quigley will coordinate purchase of materials and schedule date(s) for projects.**
 - Mike Spoto provided a phone number for Jack Abernathy (813) 493-2117 as a source of clean fill and tractor work for future repairs along the equestrian trail.

- Special Projects Committee
 - Paul Hauck noted that he has not had any response to inquiry to SWFWMD staff in charge of Surface Water Improvement (SWIM) program. The inquiry was made in mid-November to request consideration of possible “stream restoration” project for Double Branch Creek system which runs through TBA. **Paul will contact Jennette Seachrist in coming week to ensure that our prior request was received.**
 - Dylan provide a verbal update to Paul earlier in the day on the status of the Twin Branch Acres Road repaving project. The County was still delaying the final striping of the speed tables due to a concern voiced by a TBA resident that they were not constructed identical to the speed humps which were originally installed. In response, the county has taken field dimensions and confirmed that the speed calming features are in conformance with the County standards for speed tables, which were contractually what were paid for by TBAPOA in 2009. The Board

also agreed that the new speed tables were adequate to perform their intended function. The following work remains to be completed by the County:

- Final application of reflective thermo-striping for double yellow stripes on centerline and white striping of the edges on the four speed tables.
- Relocation of the pole mounted delineators on each side of the northern most speed table near Dylan's property.
- Final dressing of shoulders with sod along Twin Branch Acres Road in areas with a significant drop-off that could present ankle injury to pedestrians and horses. A considerable amount of sod was placed along the edge of pavement by the county in early January.

IV. Projects outside of neighborhood:

- Paul noted that he saw an article in the local newspaper that Tampa Bay Downs recently purchased the property associated with the former dog racing track in northeast St. Petersburg (Derby Lane on Gandy Boulevard. This site is one of many which has been suggested as a candidate site for the Tampa Bay Rays.
- Paul noted that the County will soon be undertaking a special project to conduct public workshops to discuss long-term transportation plans for Hillsborough County. This will be a good opportunity for TBA to voice opinions and concerns regarding the potential for the railroad tracks along the southern border to become part of a light rail interconnect with Pinellas County.

V. Existing business

- No discussion

VI. New business

- The Unit 3 rep brought up a concern from several TBAPOA members. The members that were concerned over the conditions at a residence with numerous potential code violations. and nuisance conditions which have been on-going and evolving over the years. The Board recommended that the concerned residents document their concerns in writing with photographs, and formally present their concerns to TBAPOA.
- Mike Spoto suggested that we may want to hire a lawyer in the future for rewriting of the Bylaws and other legal matters. He also suggested that the Fiscal Year be changed to comply with the calendar year to minimize confusion regarding period for which annual dues are collected.

VII. Next Meeting

- Next meeting will be a working Board meeting on Thursday, February 26 @ the Spoto's house in Unit 4 at 10806 Buckskin Place. Annual elections will be one of the primary agenda items.

Michael Spoto adjourned the meeting at 9:38pm.

Minutes submitted by: Paul Hauck 1/18/14

Minutes approved January 22 by TBAPOA Board through email with comments addressed.