



*Twin Lakes Owners'
Association
P.O. Box 128
Quinque, Va. 22965*

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THE BALANCING ACT

Barbara Capron
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3661 Stony Point Road
Charlottesville, Va. 22911

Questions? Comments?

You can contact the HOA via the following email address:

General: twinlakeshoa@twinlakeshoa.org

COMMITTEES

Architectural: arch@twinlakeshoa.org
Lakes & Dams: lakesanddams@twinlakeshoa.org
Newsletter/Web: newsletter@twinlakeshoa.org
Roads: roads@twinlakeshoa.org
Bylaws: bylaws@twinlakeshoa.org

Don't forget to visit www.twinlakeshoa.org

President's Message

Bill Maxton, President, TLOA

As stated in my previous letter, we have a large repair project for Lake No. 2 (Shenandoah). Lake No. 1 and No. 3 also need repairs.

We are working on gathering information and proposals for these projects. Watch for updates on the website and in the newsletters. Please plan to attend the annual meeting as these issues and many more will be discussed. Most of the decisions will be made at this meeting and/or in the months after.



All road repair projects are complete for this year. Paving for 2014 should begin the week of September 29, 2014. A proposal has been signed for \$61,577 for the paving.

This amount will fall short of completing all of the needed repairs but will cover most of the main roads and hopefully some of the secondary roads next year, provided that we have a mild winter. I want to thank all of you who have cleared up your road frontages. Fines will be assessed to those who have not.

Annual Twin Lakes Owners Association Meeting

Our annual meeting will be held at 7 p.m. on Thursday, October 23, 2014 at William Monroe Middle School Cafeteria at 148 Monroe Dr. Stanardsville, Va. 22973. Current lake restoration efforts and the future of our lakes will be discussed. Board of Directors elections also will be held. This is a very important meeting, so please plan on attending.

The special assessment notices have been mailed and I want to thank all homeowners that have paid. I realize times are hard for all of us because I also live on a tight budget but we have a lot of work in our subdivision that needs to get done. The price of these projects will only increase if we continue to postpone them.



The TLOA Board is always seeking new members so please let us know if you are willing to contribute to helping us in any way! Any questions or concerns please contact TLOA online or at 434-985-4450. Please include a contact number where you can be reached.

P.O. Box 128
Quinque, Va. 22965
434.985.4450

2014 Board of Directors

President: Bill Maxton

Jean Weeks

Vice President: Carl Shifflett

James Hayslett

Treasurer: Sue Lance

Patrick Moctezuma

Secretary: Anita Jwanouskos

Laurie Jacobson

Twin Lakes Homeowners Association

Corporately known as Twin Lakes Owners' Association (TLOA)

Lake Shenandoah Restoration Project



Dear Twin Lake Homeowners,

It has come to our attention that our Greene Lake Dam is in urgent need of repair.

Fortunately, over the last several years we have obtained the necessary engineering reports and designs to repair the rapidly deteriorating pipe.

If this repair is not done quickly, we could possibly have to drain another one of our lakes, or worse, have a major flooding problem causing significantly more damage to the already eroding pipe. If this should occur, the cost to repair Greene Lake Dam is likely to quadruple.

At present, the cost to slipline Greene Lake Dam is within our financial means. According to our engineer, repairing Lake Greene should be our priority. Therefore, the Board has decided to proceed with the repair of Greene Lake Dam as recommended.

Thank you all who have paid the Lakes and Dams Special Assessment. Those funds

will help tremendously with saving Lake Greene.

As for Lake Shenandoah, we are still pursuing every option to raise the necessary funding for this extremely expensive restoration. Please be patient. This is a very large and complicated endeavor, for which we will need your help and support.

At the annual meeting, we

will go into detail as to our progress and current attempts to secure funding. If you are concerned about Lake Shenandoah, and wish to find out more, ask questions, or help us raise funds, we urge you to attend the annual meeting, as well as frequently visit our web site.

We will do our best to keep you informed.

WE NEED YOUR HELP!

In our effort to restore Lake Shenandoah, one of the funding options we are pursuing is having Twin Lakes become a Sanitary District. According to our research, this option would be the quickest and least expensive way to repair the dam and save the Lake.

We intend to approach the County Board of Supervisors at a public meeting on Tuesday, October 14, 7:30 p.m. to present our case and ask for their assistance.

It is vital that we partner with the County on this project to secure the necessary low-interest loan from the Virginia Resource Authority.

If you wish to help restore Lake Shenandoah, please plan to attend this important meeting to show your support. Let's fill as many seats as possible and send the County a strong message!

See you Tuesday, October 14, at 7:30 pm at the County Administration Building, 40 Celt Road, Stanardsville.

County Leash Laws

It has come to the Board's attention that a number of dogs continue to run loose in the neighborhood, some of them harassing residents. This is a violation of both Association rules and Greene County Ordinances.

The ordinance in question is 14-61(f) of the Greene County Code, and it reads as follows:

"(f) No dog shall be allowed to run at large, or remain unconfined, unrestricted or not penned up at any time in the areas zoned R-1, SR, PUD, B-1, B-2, B-3, M-1, M-2, County owned property, or in the areas known as: ... [other neighborhoods listed and] Twin Lakes..."

The Association has been in contact with Brian Shifflett, the Animal Control Officer, and he confirmed that dogs are not allowed to be free to run out into our streets. He informed us that the court fees for such a violation would be \$85, in addition to any fine assessed. He also asked that we inform our residents that he would be going through the neighborhood soon, door to door, and verifying that dog licenses are current. He can be reached with additional questions at 434-465-9944.

PSA Corner

Come enjoy the Stanardsville Parade of Lights on December 6, 2014!

This year's event will have the largest participation by far.

Activities include:

- 10 a.m. — Breakfast with Santa (at the Lafayette- new this year)
- 4:30 p.m. — Pre-parade activities
- 5:30 p.m. — The parade starts
- 6:30 p.m. — Post-parade activities, including Santa's visit, the lighting of the Christmas Tree, and musical performance by The Deanes.

Visit greenecoc.org or contact the Greene County Chamber of Commerce for more information, or if you would like to participate in the Parade.

It's Election Season

As voted in by the membership last year, political yard signs are now allowed in the community, between 30 days prior to election day, until one week after (October 4 to November 11). Other restrictions are detailed in the Bylaws:

- No larger than 18 inches x 24 inches.
- Not displayed more than 30 days prior to a federal, state, or local public election polling day in which Greene County participates.
- Not displayed more than one week following the day that polls are open.
- Pertaining exclusively to the current election campaigns.
- Not offensive, bigoted, disturbing, too numerous, or inappropriate (the Board shall be the final judge in determining this.)

It's your government - participate. Get out and vote!

Combining Lots

Reminder to all property owners seeking to combine lots with Greene County, and/or those having already accomplished that: Deadline for receipt of the updated plat is September 30, in order for the 2015 Association dues to be affected.

Please send plat copy to P.O. Box 128, Quinque, Va. 22965, or email a scan of it to arch@twinlake-shoa.org.

Note: As our community's lots are "non-conforming" to A-1 agricultural zoning, once combined lots cannot be split apart again.

Editor's Note

This will be the last printed newsletter mailed to owners' residences. From winter 2015 on, the newsletter will only be available online as a downloadable PDF, and in limited hard copies available at the TLOA offices only during our monthly Board meetings (third Thursday of every month).

All association members who provide an email to the Board will also receive an email notice as each season's newsletter becomes available (but the website will also announce the latest edition when it becomes available). This change will save the association hundreds of dollars a year (as well as time that can be better put toward fulfilling the Board's other obligations).