

Twin Lakes
Homeowners Association

November 2021

The Courier

PRESIDENT'S REPORT

Happy Autumn everyone! The weather has definitely changed, and it's time to share a few updates. In this issue you will find news about the city, a tasty HOA event, and some reminders as we cozy up this Fall.

First, I would like to thank all of the homeowners for the opportunity to serve as your HOA President this last year. I really enjoyed getting to meet folks all around the community. In addition, I would like to thank all of the volunteer Board Members who have worked tirelessly to make Twin Lakes a thriving HOA.

In September, Pat Pomeroy concluded his final term serving on the Board. He continues to lend his expertise through volunteering on various committees. Thank you Pat! I have concluded my first 3 year term on the Board, and plan to continue serving on multiple committees as well.

Please welcome Craig Brown to the Board. He has volunteered on the ACC committee for the last ten years and has officially been voted onto the Board by homeowners at this year's annual meeting. In addition, please welcome Brendan Cysewski and Ian Beckstrom who have volunteered to serve on the Board. Congratulations to Tom Brunner for serving as the Board President this year!

The annual meeting was a bit tricky to host this year. The last minute mask mandate gave us an opportunity to host a hybrid in person / Zoom event. If you would like to view the zoom recording please let us know. If you have any questions that weren't addressed at the meeting, please email Gayle in the office anytime and the Board will work to get you an answer.

Cheers,
Cally Huston



OFFICE INFORMATION

3420 SW 320th Street
Suite B-3
Federal Way, WA 98023

PHONE

253-838-0464

EMAIL

Association Manager :
Gayle Duff
officemanager@twinlakeshoa.com

ONLINE

www.twinlakeshoa.com
www.bell-anderson.net

SECURITY PHONE

253-838-5568

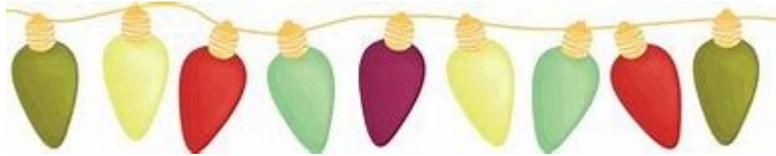
MONTHLY MEETINGS

Third Wednesday of every
month

Please email the office to
receive a copy of the meeting
agenda.

CHRISTMAS DECORATING CONTEST

Light up the night in your community with beautiful holiday decorations. The contest will run for the month of December and will be judged December 10th—12th. The Board will announce 10 winners to receive gift cards for the Twin Lakes Golf & Country Club Lounge by December 16th.



Have a question about the TLHOA? Feel free to email officemanager@twinlakeshoa.com anytime. Your question could be featured in the next Courier!

BOARD MEMBERS:

Tom Brunner—President
tbrunner@twinlakeshoa.com

Brendan Cysewski—Vice President
bcysewski@twinlakeshoa.com

Ian Beckstrom—Secretary
ibeckstrom@twinlakeshoa.com

Mike Redling—Director
mredling@twinlakeshoa.com

Russ Field— Director
rfield@twinlakeshoa.com

Craig Brown—Director
cbrown@twinlakeshoa.com

Treasurer

Nancy Albasini—2021-2022

CITY OF FEDERAL WAY *FROM BILL VADINO*

Your HOA has been in communication with Bill Vadino, the Mayor's Policy Advisor. We have been working hard to keep homeowners aware of what is going on within our city, especially regarding issues that effect us here in Twin Lakes. If you have further questions about city policy, please email Bill at Bill.Vadino@cityoffederalway.com or any of our City leadership.

Public Safety

Mayor Ferrell is proposing to the city council funding to increase the number of officers from 136 to 150. The website www.Communitycrimemap.com

Traffic

Our traffic division continues to monitor and do emphasis patrols regarding the racing and noise complaints on Hoyt Road and 320th. Please call 911 and the non-emergency number (253-835-2121) as these incidents occur so we can respond (and document)

Speeding remedies

If neighbors would like a traffic study for speed bumps, the link re-

garding the Neighborhood Traffic Safety (NTS) process and the petition. <https://www.cityoffederalway.com/sites/default/files/FW%20Neighborhood%20Traffic%20Safety%20Program%20%281%29.pdf> Feel free to email the office to receive this link via email.

Short-term Vacation Rentals

Basically, three approaches are being considered: Prohibit, limit or monitor with no regulation. The City Council study session on "short-term vacation rentals" generated follow-up questions that are being researched on how to implement "limiting" with the best practices from other cities, which was partially informed with the help of the HOA. There will be more opportunities for public comment.

Bike Path Signage

Please continue let us know about concerns with incorrect/distracting bike path signage within the HOA.

Lake Lorene Fish Restock

Over the summer, the Parks & Lakes Committee organized the restocking of Lake Lorene with about 700 Largemouth Bass. Kids and adults alike enjoyed transferring the fish and learning about the Bass and our lake.



All TLHOA homeowners are invited to fish Lake Lorene with a free “Special Fishing Permit” (this is just so we know that you live here). You can get yours by emailing the office at officemanager@twinlakeshoa.com

Check Out the Eyes On Federal Way Reporting App!!

Residents and our security patrol use the app for:

- Abandoned vehicles
- Garbage on the streets
- Graffiti
- Junk, debris, or inoperable vehicles on private property
- Noise



The app is available via the web, the Apple Store, and Google Play

The streets are owned by the city. The HOA cannot always enforce vehicle issues. It’s important that homeowners report problems, or make security aware.

Mail Theft

The HOA office has received reports of mailbox break-ins. Please see the tips below that come from the USPS on how to prevent and report mailbox vandalism and theft.

To Help prevent Mail Box Theft;

- #1 Pick up your mail promptly every day, do not leave it overnight in the mailbox.
- #2 Sign up for Informed Delivery <https://informedelivery.usps.com/box/pages/intro/start.action> from the USPS to receive emails every day on what mail you can expect to get that day.
- #3 If you will be out of town, have your mail stopped or a neighbor pick it up promptly every day.
- #4 Take outgoing mail to the post office; the mail flag is really just notice that there is something inside the mailbox to be stolen. Electronic payment avoids putting a check in a physical mailbox.

To Report Mail Theft or Vandalism;

- #1 Call 911 to report the incident, mail theft is a crime.
- #2 Call the postal inspector to report theft or vandalism, USPS hotline: 1-800-275-8777 or 1-800-ASK-USPS
- #3 Call Twin Lakes Security so they can follow up and increase patrols in the area. 253-838-5568

OPPORTUNITY TO BE HEARD

The governing documents of the Association give the Board the authority, and in fact compel the Board, to enforce the rules of the Association. Homeowners may receive courtesy and then fine letters if the HOA office is not notified in writing once the corrections have been made. Homeowners can appeal to the Board if they have been charged a fine for a violation. Please contact the HOA office at officemanger@twinlakeshoa.com if you would like to request an Opportunity to be Heard with representatives of the Board. The office staff will send you a form to fill out and return. Once they receive the completed form, the staff will set up a meeting between the owner and a couple representatives of the Board. In order set a mutually agreeable time, owners will be offered two dates and times to choose from for the meeting. Board members are volunteers and cannot accommodate everyone's schedule but will always do their best.

2021 HOA EVENTS

- **Takeout Spaghetti Feed!**

See back page for more info!

2022 HOA EVENTS

- **HOA Breakfast**
TBD tentative to man-
dates
- **Ice Cream Social**
Saturday June 18th
1-3pm
- **Annual Picnic** July
TBD
- **National Night Out**
Tuesday August 2nd
- **Annual Meeting** Sep-
tember TBD

TO VOLUNTEER:

please email Gayle:

Officemanag-
er@twinlakeshoa.com

COMMITTEES:

- COMMON GROUNDS
- COMMUNITY EVENTS
- TECHNOLOGY AND OFFICE OPERATIONS
- SECURITY PATROL
- ARCHITECTURAL CONTROL (ACC)
- ESTHETICS
- LEGAL AFFAIRS
- ELECTIONS
- STRATEGIC PLANNING

REMINDER: WASTE BINS

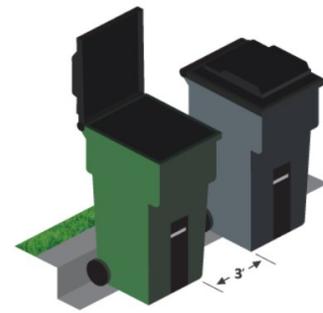
Please place all cans and bins out of sight either inside your garage, in your backyard, or attempt to screen from view. In our HOA, it is appreciated that you only bring trash bins out for collection the night before your scheduled day of pick up, and promptly return them out of sight by the end of the day.

Out of respect for all of our neighbors who use the sidewalk, especially those utilizing a mobility device such as a wheelchair or walker, and families pushing their kiddos in a stroller, please keep waste bins and other objects off of the sidewalk.

Per Waste Management:

Place carts at the curb so that they do not block sidewalks, driveways, public streets, or

other rights of way, with the lid opening facing the street.



Waste Management continues to ask for your assistance to help their drivers successfully service your home by not parking a vehicle in the roundabout on your scheduled pick up day. Thank you.

*photo from <https://wasteindustries.com/residential/curbsideplacement>

IT'S FALL Y'ALL!

Please do your part to make the sidewalks throughout the Twin Lakes HOA safer for everyone:

- **Trim branches and limbs** that may become a hazard during the darker mornings and early evening twilight. As a reminder, greenery should be trimmed back from the sidewalk and up to 8 feet high. Also, limbs should be trimmed so that they are not encroaching on your home.
- **Clean up, leaves, needles and debris** that become wet and slippery during the raining months.



- **Park Vehicles on the street** and not on the curb, don't impede access to walkways, driveways, mailboxes and garbage pickup.
- **Clear storm drains** to reduce flooding
- **Inspect exterior lighting** to ensure it is working correctly.
- **Check the batteries** in your smoke alarm and CO detector



Check out the NEW TLHOA Facebook page:

www.facebook.com/groups/twinlakeshoa/

This group platform provides more flexibility and security to ensure information is only shared with current residents of our HOA.

TWIN LAKES HOA SPAGHETTI DINNER!

Your TLHOA is excited to announce that we will be hosting a spaghetti dinner take-out style. Take a night off from cooking before the holidays!

Please register to let us know how many plates your family needs so we can have enough ready for you!

REGISTRATION IS REQUIRED PLEASE! Follow the link on the HOA website www.twinlakeshoa.com

-Menu-

- Spaghetti with meat sauce & cheese
- Cesar Salad
- Bread
- Dessert
- For any dietary restrictions (dairy, vegetarian) please note when reserving your meals online.



DECEMBER 18th 6-7pm Twin Lakes Golf & Country Club Ballroom. RSVP by December 9th!

Twin Lakes Home Owners Association

3420 South West 320th Street
Suite B - 3
Federal Way, WA 98023

Phone: 253-838-0464

E-mail:
officemanager@twinlakeshoa.com

Online:
www.TwinLakesHOA.com

Monday-Friday: 9am-5pm

Available by phone or email

PLEASE
PLACE
STAMP
HERE

