TWIN LAKES ESTATES HOMEOWNERS' ASSOCIATION
98 Golf View Circle, Umatilla, FL 32784

October 6, 2026

Dear Members of Twin Lakes Estates Homeowners' Association,

The election season for our 2027 Board of Directors is here! This notice serves as the first step in our election process according to our Sixth Amendment.

The 2026 Annual Meeting and Election of Directors will take place on Tuesday, December 15, 2026 at 6:30 PM in the Clubhouse. The seat vacated by Clif Rumbley upon his resignation in July is available for a Board member to begin a new 2-year-term in 2027. Fox Kehler's two-year term is also ending, so there will be two open seats. Bill Schmidt and Ken Rajczi will continue as Directors through 2027. The third open seat is not up for election since Parks Messick resigned in June while still in his first year. Instead, the Board is looking for someone to step up and complete the second year of Parks' two-year-term. This third open seat will not be part of the election; the Board of Directors can simply appoint a replacement.

All eligible members of the Association are given the opportunity to self-nominate and to declare their candidacy for election to the Board during the 3-week filing period beginning October 13th and ending November 5th. The only names that will be included on the ballot will be those eligible candidates who submit their "Declaration of Candidacy" no less than forty (40) days prior to the date of the election. The form to be used is included in this mailing, and it must be returned to the Association no later than Thursday, November 5, 2026.

If there are three (3) or more candidates, you will receive another notice in the mail no less than fourteen (14) days prior to the meeting. This mailing will include a mail-in ballot listing all the candidates. Clear directions will be given on how to vote and how to return your secret ballot. You can expect to receive it by November 24th. However, be aware that unless more candidates exist than the number of Board vacancies, an election is not required and the candidates shall automatically be elected.

On page 2 of this notice, you will find a list of the general responsibilities of the Board of Directors. Please read it, and if you have questions about the duties of the Board as a whole, we encourage you to contact any current Board member.

We each have been blessed with unique skills that could be used to benefit the entire community. We hope that you will consider this opportunity to use your gifts and talents in service to our Association by stepping forward to nominate yourself to serve as a director for a two-year term.

Thank you,
The Election Committee

RESPONSIBILITIES OF TWIN LAKES ESTATES BOARD OF DIRECTORS

For those considering a Board position, understanding the responsibilities of the Board of Directors is important. You will be making a two-year commitment to the well-being of the community and a pledge to help preserve property values.

- Manage the association's finances; this includes creating the annual budget, collecting assessments, paying the bills, and making financial decisions that align with the best interests of our community.

- Oversee the physical well-being of our community; this includes landscaping and maintenance of our common areas, street lighting, oversight of the Architectural Control Committee, and infrastructure repairs. This duty extends beyond routine maintenance; board members must strategically plan for significant capital repairs and improvements, demonstrating foresight and careful financial planning.

- Keep residents well informed about the association's activities, decisions, and financial matters. Quarterly BOD meetings, newsletters, emails, and our website are all tools that help share information and ensure residents have access to governing documents and other essential information.

- Become familiar with both the governing documents of TLE and with Chapter 720 of the Florida Statutes, also known as the Homeowners' Association Act. All of our documents can be found on our website. Go to: www.twinlakesestates.net.
  To access the state laws, go to: www.leg.state.fl.us/statutes and find Chapter 720 Homeowners Associations.

- In addition to these ongoing responsibilities, board members are required to enhance their knowledge and skills through continuous education. Newly elected board members must complete the required board member certification class within the 90-day window after their election. Additionally, directors must complete at least 4 hours of continuing education classes each year. These classes are easily accessed online.