

CROSSCREEK HOMEOWNER ASSOCIATION
Board Meeting Minutes for July 11, 2013

Board members present: Don, Monique, Wendy, Denise, Christy (quorum)
Board members absent: Kelli
Staff members present: Pat

Minutes: Minutes were read and approved as written, unanimous

Homeowner: One homeowner was asking about RV Lot combination, which was given privately. Homeowner also had a suggestion of kind of a sweat equity arrangement for the homes in foreclosure that need work to keep them looking presentable. Maybe homeowners could put some work in and be given credit toward their dues. A few PIP's were presented, discussed and approved.

President report: Don has been busy getting bids for painting the bathrooms, sidewalk and pathway work bids.

Vice-President: No report

Treasurer: Wendy reports Checking Acct balance of \$8,823.89; Money Market acct balance \$39,531.95; Reserves balance \$87,977.91 and total outstanding balance due of \$47,713.42 Interviews for bookkeeper were held and decision will be made when all reports are complete for the past fiscal year. Reports presented were; Profit and Loss for year ending 5/31/13 (not finalized), Profit and Loss for current fiscal year; Lot Account Balance summary; Account balances for all three accounts and check register for period 6/1/13 – 7/11/13.

Property Standards: Christy did not report due to her illness

RV Lot: Denise reports turnover activity, ready to fill. Weeds have been sprayed and less than 1/3 still owe fees for the RV Lot.

Pool: Kelli absent, Don reported that the lead guards are doing a great job. Don has had to replace a lot of pool equipment this years and now the solar cover is torn and will need to be replaced. He reported spending approx. \$1500 on the pool this year.

Maintenance: Homeowner made a complaint about the grass being pretty muddy at the end of the pool RV lot has been sprayed and Don has had to make some repairs to some of the machinery. Don also reports Ron will be off work for approx 3 – 6 weeks beginning in mid-September.

Committee Reports: Audit; Denise reported that she and Don met with the insurance agent and they feel they cannot decrease our premium at all and in fact should increase them by about \$30.00. Approximate replacement cost of the Rec Ctr building is \$350,000 and content replacement is approx. \$14,600.

Denise and Wendy went through the hard files (bookkeeping) and met several times. They also conducted interviews for bookkeeping position.

Don announced the Property Standards committee is still standing, no need to re-address the committee.

Don still has no response from our attorney, Kevin Harker, for promised minutes from three months ago.

New Business: Fiscal 11 taxes are ready to be filed.

Discussion of a retirement party for Lee occurred, Pat will contact Lee to see how he feels about that , and if interested, will find out availability.

A motion was made to hire Jan Miller as an independent contractor at \$10.00 per hour, up to 40 hours as a payroll specialist. The purpose is to get all payroll records in order going forward.

Old Business: Clean Slate program, a few people have been billed. Wendy has created a customized letter to send .

Closed Meeting