

CROSS CREEK HOMEOWNER ASSOCIATION  
Board Meeting Minutes for May 12, 2011

Board Members present: Pam, Tom, Don, Denise, Kevin and Dustin (quorum)

Board Members absent: Kelli

Staff Members present: Lee, Vivian, Pat

Staff Members absent: Julie

Regular monthly meeting was called to order by Pres Pam Mastrantonio.

Meeting minutes for April meetings of April 11 & 14<sup>th</sup> were read and approved as written. Annual meeting minutes for April 21<sup>st</sup>, were read and approved as written.

Homeowner Comments: Pam Devlaminck from the Rosa Park Condo Assoc was in attendance to ask our Board to bill their condo members monthly. They have been collecting from their members and writing CrossCreek a check from their association. She is requesting that we bill their condo association members the same way the other homeowners are billed with an annual statement being sent out with each member being responsible for making their own annual payment. Pam D. was advised that she should probably take the issue to their homeowners and take a vote to determine if that is what the association wants to do, then at that point let us know so we can be sure all are in agreement and then at that point determine what course of action to take. She assured us all of their association members are current.

Pres & VP report: Cross Creek attorney is still working on the electronic communication resolution that the Board asked him to review.

Tom wanted to recognize Dustin for getting his church group together to help one of our community members with a fencing project. Dustin went above and beyond to help this neighbor with a labor force to get a fence up.

Treas: Kelli absent, Vivian reports:

Checking: \$10,855.96      Money Market: \$25,109.69

Reserves: \$58,514.06

Property Standards: Dustin reports we now have a total of 7 walkers with one new member and returning members. We have had a lot of graffiti lately and discussed how to get the word out about cleanup of this graffiti. Pat mentioned a graffiti flyer from Washington County that could be distributed. Dustin made the motion to print up the flyers and include them in the next Times, motion was seconded and passed unanimously. Dustin reports 27 letters, 4 fines and 4 PIP's have been sent during the month.

Rec Center: There were 2 rentals for a total of \$80.

Maintenance: In response to Lee's request for a raise for Ron, Don reviewed Ron's increases since 1997 and it appeared he had received a raise every other year and for the last 3 years he had been a \$11 an hour. Don suggested all the board could afford might be \$.25 an hour. After much discussion about how many hours Ron works, the fact is that the HOA income is staying the same even though costs have increased. It was suggested that the discussion be tabled until June or July and then take another look to see if anything had changed.

Lee then wanted to know if the returning life guards would get an increase. The lifeguards will not be receiving an increase this year.

RV Lot: Denise reports that she still has 5 small spaces open and would still like to see if there is any more interest in kayak/canoe storage. Pat will put another blurb in the Times. There was discussion whether proof of insurance should be required for RV's in the lot and what our obligation is. Vivian will check with our insurance agent to see if required.

Another discussion ensued re speed bumps and a speed recording trailer being placed on Rosa Rd. Homeowner asked that we have more board member phone numbers available, there are already several board member numbers listed in the Times as well as staff. Tom and Don will write the county re speed bumps or Cross Walk painting in front of the Rec Center in an attempt to slow down traffic.

Old Business: A review of the revised Property Standards document took place with a couple of changes re Holiday lighting, commercial vehicles and weight allowances and a nuisance definition. Don feels all PIP's should be brought to the board, not left to one individual to determine, that this should be more of an open forum. Work will continue on the document but a lot of progress has been made.

Don asked about lot 155 but due to the late hour, the discussion was tabled until June.

Don also asked about board positions, since his area of responsibility is maintenance; generally responsibility for the pool goes with maintenance. Don wondered why it went to Kevin. It was determined to split responsibility; lifeguard responsibilities will be delegated to Kevin while maintenance issues will be delegated to Don.

Meeting adjourned