



November 2015

Dear fellow Cross Creek Homeowner/Resident,

As many of you are aware and have regularly communicated to the HOA board, the condition of our neighborhood has deteriorated over the past few years. While the board is charged with maintaining the common areas, all homes and yards are the responsibility of the owners and/or occupants. In an effort to do our part, the board recently hired a new landscape maintenance company (at a reduced cost) and, so far, we're pleased with their work. The board also approved several revisions to our property standards that will make any fine assessments for violations legally enforceable. Now, we cordially ask that you do what you can to continue this progress.

Enclosed, you will find a copy of our revised property standards document. Please read through it and take steps to remedy any violations on your property. If they need it, offer to help your neighbors as well. The most common violations include:

- Neglecting the area between fences and the street
- Vehicles that are not licensed and/or running
- Failing to properly trim lawns, shrubs and trees
- Houses in need of paint and fences in disrepair.

Violation letters will be sent out shortly. If you receive one, please contact the board as soon as possible with your plans to rectify the situation. WE WILL WORK WITH YOU! Our goal is to enhance the community, not penalize our neighbors.

Thank you all for your efforts to restore Cross Creek to the great neighborhood it can be.

Jason Mastrantonio
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