



January 11, 2018 Board Meeting Minutes

Meeting called to order at 7:05 pm

Board Members Present: Jim Buckley, Kelli Smyth, Ted Smyth, Richard Gorton & Jason Mastrantonio

Board Members Absent: Steve Keller & Jennifer Attinger

Quorum confirmed

Minutes from December 14, 2017 meeting unanimously approved

Homeowner attendance:

Elisa Buckley, Lot # 109	
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Homeowner Concerns: None

PIPs: No PIPs to review

President: State of the neighborhood is in good standing. Iron gate was left open so a call to action for board members to keep an eye on the Rec. Center as we go through the neighborhood. In addition, the median outside the Rec. Center was cleaned by the landscape company and is looking good.

Vice President: No update

Treasurer: Reviewed the budget with the Board. Expenses are staying in line with budgeted amounts.

Banking:

Checking accounts have been reconciled for the month of December.

Cash on hand as of 1/11/2018 consists of:

Checking:	\$ 24,694.25
Money Market	\$ 10,047.15
<u>Reserve</u>	<u>\$ 75,544.57</u>
Total funds	\$ 110,285.97

Billings as of 1/1/2018

Finance charges for the month of December have been temporarily delayed due to access to our laptop which is currently in use to process year end payroll tax forms. They will be assessed along with January’s FCs.

We have collected approximately 82% of 2017-18 HOA dues.

We have collected approximately 90% of 2017-18 Lot Rentals.



Miscellaneous:

Debit Card Purchases:

- \$120.00 Private Property signs
- Garbage disposal/parts \$105.92
- Other: Microsoft / Home Depot supplies / Postage \$347.50

Rec. Center/RV Lot:

One rec center rental in January on the 16th of the month

There are currently no openings in the RV lot, although we believe that space 29 will open soon.

Property Standards: Discussed areas in the community with vines covering the sidewalks, boats in driveways, and fences falling over. The board agreed to move forward with violation letters with extended timeframes specifically for fence repair due to expense of replacing.

Maintenance: Garbage disposal is fully functional and the Private Property signs have been installed

Unfinished Business:

Discussed installing the pool safety and rules sign. Jim and Ted volunteered to research and install a sign and Jason agreed to paint, if needed.

New Business:

Discussed the RV Lot annual billing. Kelly made a motion that the RV Lot annual fee be non-refundable, Jim seconded the motion. The motion was called to vote, and it passed unanimously.

Annual meeting is scheduled for 4/19/2018 with the regular monthly meeting being on 4/12/2018. As a result, the budget will need to be approved in the February meeting. Items to be considered for budget are hanging fans in the rec center, replacing broken chairs and outside furniture with commercial grade.

Discussed homeowners use of the rec center. The rule was discussed and clarified that a home owner can rent the rec center free of charge if the event is open to the community.

Discussed National Night Out successes in 2017 and the amount of food and supplies needed for 2018 to ensure continued growth and success. The National Night out is August 7th, 2018.

Kelly motioned, Ted seconded to adjourn. Unanimously passed. Meeting adjourned at 8:34pm.

Submitted by: Steve Keller, Secretary
Cross Creek HOA

Next meeting is scheduled for February 8, 2018.