



November 9, 2017 Board Meeting Minutes

Meeting called to order at 7:01 pm

Board Members Present: Jim Buckley, Kelli Smyth, Ted Smyth, Jennifer Attinger & Steve Keller

Board Members Absent: Jason Mastrantonio & Richard Gorton

Quorum confirmed

Minutes from October 12, 2017 unanimously approved.

Homeowner attendance:

Elisa Buckley, Lot # 109	Joel Wagstaff, Lot # 225
Steve & Sarah Aeryl, Lot # 246	
Kelly Anderson, Lot # 117	

Homeowner Concerns: Kelly Anderson presented a proposal regarding mass mailings. The HOA Board had used this service previously. Mr. Anderson showed how the Board could save significant dollars by using the bulk-mailing rate. Bulk mailings are done twice annually by the Board to notify the HOA regarding annual dues and the annual HOA meeting in April. After discussion by the Board the matter was thought by all to be favorable to the HOA. The Board informed Mr. Anderson that this matter will be taken under advisement and will be looked at a later date. A final decision will be made at that time.

PIPs: None

President: (Absent) No report this month.

Vice President: No report this month.

Treasurer: Kelli Smyth

Kelli reviewed the annual budget with the Board. Costs have been staying in line with budget amounts.

Banking

Checking accounts have been reconciled for the month of October.

Cash on hand as of 11/9/17 consists of:

Checking:	\$ 29,013.29
Money Market	\$ 10,045.81
<u>Reserve</u>	<u>\$ 61,265.94</u>
Total funds	\$ 100,325.04

Billings as of 11/9/2017

Finance charges have been assessed for the month of October.

We have collected approximately 68% of 2017-18 HOA dues.



Miscellaneous:

There are four RV spaces that have not paid their rentals. Reminder notices have been mailed.

Debit Card Purchases:

\$124.49 (stamps, Norton renewal, Microsoft.)

Payments:

\$3120.00 for Adrian's Fencing

\$35.00 for CC Times delivery

Rec. Center/RV Lot: Jennifer Attinger

Rec. Center was rented on 11/4 & 11/11. The center is also reserved for 12/2 & 12/9 at the present time.

There are currently two openings in the RV lot and 11 on the wait list. Jennifer will be contacting those on the wait list to see which vehicles may be appropriate for the current vacancies.

Property Standards: Richard Gorton (Absent) No report

Maintenance: Ted Smyth

The black fencing on the west and north sides of the Rec. Center has been completed by Adrian's Fencing. Ted stated that the finished fence is very pleasing and should last the HOA for many years. The kitchen drain in the Rec. Center is not draining well and may need to be fixed. Also the hose bib on the west side of the Rec. Center needs to be replaced. Ted motioned that the Board pay a plumber in the amount not to exceed \$500.00 to fix these items as soon as possible. Kelli seconded the proposal and the Board voted unanimously to accept the amount. Ted will contact an available plumber to repair these items.

Unfinished Business:

Jason had requested proposals regarding a "reader board" that would be placed near the pool. This board would be used to disseminate information regarding pool rules and various HOA information. Board members were encouraged to investigate and share their information with Jason.

New Business:

Kelli requested that a new sign be made to replace the previous "no trespassing," sign that was originally on the old west side fence near the Rec. Center. The Board discussed various ideas for the new sign. Kelli will contact Portland Badge and Sign and have a new sign completed that is easier to read and is more welcoming to HOA members and their guests.

Kelli motioned, Jennifer seconded to adjourn. Unanimously passed. Meeting adjourned at 8:09pm.

Submitted by: Steve Keller, Secretary
Cross Creek HOA

Next meeting is scheduled for December 14, 2017.