

CROSS CREEK HOMEOWNERS ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING
July 9, 2013

A meeting of the Board of Directors of Cross Creek Homeowners Association was held on July 9, 2013 at the office of Management & Associates, Oldsmar, Florida 34677.

The meeting was called to order at 4:00 P.M. by Janet Loomis who acted as chairperson of the meeting. Jaime L. Soderland acted as recording secretary.

The roll was called and the following directors were present: Janet Loomis, Joe McMurtry, Stuart Lenett, and Bob Tedoldi. Note: Mr. Tedoldi was available via telecom system.

Resident Present: Bruce Berger, Joyce Pizzini, and Ron Kelly

It should be noted that there were two owners that wished to speak on agenda item #4 "Perimeter Wall".

The Chairman then stated the next order of business was the disposal of any unapproved minutes, those being the minutes of the June 11, 2013 board meeting and it was,

ON MOTION: Duly made by Bob Tedoldi, seconded by Joe McMurtry and carried unanimously

RESOLVE: To approve the June 11, 2013 board of directors meeting minutes as submitted.

Perimeter Wall: The Perimeter wall was discussed with Residents; Joyce Pizzini and Bruce Berger. The board had been working on getting a resolution for the problem. The worst areas have been designated as 20 feet of the interior wall behind Ms. Pizzini's home and the exterior wall South of Woodstream. President Loomis had discussions regarding the issue with the wall. The bonding needs to be replaced. The board is working on getting proposals.

Treasurer's Report: The Treasurer reviewed the financials and reported that we are still currently running under budget. Treasurer McMurtry is working diligently with the financials. There is a question regarding the amount of actual money vs. what is expected via the budget.

Manager's Report: The Manager's report consisted of information that was covered under the agenda and is incorporated herein as part of these minutes.

President's Report: President Loomis discussed changing the halogen light bulbs that run along the wall to LED. President Loomis and Treasurer will walk that area to check this lighting to see if indeed the association will move to LED.

Officer's Report: None

Committee Report: None

Old Business:

Pool Upgrades: Affordable Work Orders submitted a proposal to have some areas of the pool/gazebo refinished. It was,

ON MOTION: Duly made by Stuart Lenett, seconded by Robert Teldoldi and carried unanimously

RESOLVE: To have Affordable Work Orders Paint Table Tops (3 tables); replace commercial trash can; Install toilet seat; Install toilet flapper; fill animal holes not to exceed \$250.00.

Revised Landscape Proposal: The revised landscaping proposal #1414 was discussed and it was,

ON MOTION: Duly made Robert Tedoldi, seconded by Stuart Lenett and carried unanimously

RESOLVE: to approve the revised landscape proposal. Treasurer McMurtry will get a formal proposal revision which will be itemized.

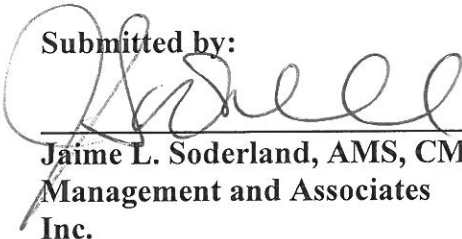
New Business:

Replacing Pool Keys: This will be tabled until the October meeting.

Next board meeting will be August 13, 2013 at 4:00 PM

Adjournment: There being no other business to come before the Board, the Chair adjourned the meeting at 5:10 PM.

Submitted by:



**Jaime L. Soderland, AMS, CMCA, MBA
Management and Associates
Inc.**

Approved by:



**Janet Loomis, President
Cross Creek Homeowners Association,**