

CROSS CREEK HOMEOWNERS ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING
October 23, 2019

The Meeting of the Board of Directors of Cross Creek Homeowners Association was held on Wednesday October 23, 2019 at 6:00 PM at Management & Associates, 720 Brooker Creek Blvd. Suite 206, Oldsmar, FL 34677.

Reva Berger, President of the Board, called the meeting to order at 6:00 PM and a quorum was established. Reva Berger, Sally Giar, Nicholas Foster, Thomas Ruddy and Bobbie Spotora were present. Kim Hayes, Property Manager served as recording secretary.

Disposal of any unapproved minutes: A motion was made and seconded to waive the reading of the meeting minutes from September 11, 2019 and approve as presented, motion was carried unanimously.

President's Report: Reva discussed some potential issues with the storm sewer system and estimates for new street and stop signs.

Vice President's Report – Tom reported pool heater was repaired by Hayward (half price) and cancelled Aqua Cal yearly pool service. Contracted with Kevin from Image Landscapes to get price for cleaning wall of vegetation (2 feet clearance) in preparation for painting. Outside wall completed and letters were sent to residents to clean inside wall the same, with either Kevin or vendor of choice or themselves. The plan is to repair and paint the wall in January. Electrical issues with pumps at fountain were repaired by Vertex. Algae in pond was treated and the pond is now clear. Irrigation leak at 1538 Woodstream was repaired and sidewalk by 1685 Woodstream was cleaned by All Pressure systems due to a tripping accident. Roof cleaning began on October 7 and will continue through October 22. A new Wi-Fi irrigation controller at Woodstream was installed. We issued SOW to be sent to vendors for landscaping and received six bids that will be sent to board for review. Minor sink hole issue with runoff pipe from big pond control box to creek. Vendor to check with video camera in pipe and ground expert to check Creek.

Treasurer's Report: See attached for September.

ARB Report: N/A

Manager's Report: Collection status report: October 23, 2019 totaling \$1970.00, pre-lien \$35.00, interest 9.54. There are four accounts in arrears. Eight landscape vendors submitted proposals, Nature Coast, TLC, Waterside, Trinity Lawn care, Cut Rite, Millennium Lawn care, West Coast Landscaping, and Red Tree. Manager provided board with proposals for new street signs and stop signs throughout community, mailbox designs and 2020 rough draft budget. Front entrance wall palmettos trimmed back and debris removed. Trip fall case claimant closed policy CIUHOA002853-02. Violation letters were sent accordingly and work orders updated by Kari Lopez.


Old Business: Tow policy. A motion was made by Sally and seconded by Reva to have manager follow up with the Tow policy contract and signage placement, motion carried unanimously.

New Business: 2020 Budget reviewed - \$425.00. Monthly maintenance fee increases are due to expenses needed for aged infrastructure repairs to pool fence, oak tree issues lifting sidewalks and mulch. The board will review and approve a budget in the November 13, 2019 meeting.

Date, Place and Time of Next Meeting: The next board meeting will be held on Wednesday November 13, 2019 at 6:00 PM at Management & Associates, 720 Brooker Creek Blvd. Suite 206, Oldsmar, FL 34677. This will be the budget meeting to approve 2020 budget.

Adjournment: A motion was by Reba and seconded by Nic to adjourn the meeting at 7:21 pm and motion carried unanimously.

Submitted by:



Kim Hayes, LCAM
Management and Associates

Approved by:



Reva Berger, President
Cross Creek Homeowners Association, Inc.