

**CROSS CREEK HOMEOWNERS ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING**

May 20, 2019

The Meeting of the Board of Directors of Cross Creek Homeowners Association was held on Monday May 20, 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 6:03 PM and a quorum was established. Reva Berger, Sally Giar, Nicholas Foster, Thomas Ruddy and Bobbie Spatora were present. Kim Hayes, Property Manager served as recording secretary.

Disposal of any unapproved minutes: A motion was made to waive the reading of the meeting minutes from April 15, 2019 and approve as presented, motion was carried unanimously.

President's Report: Reva discussed complaints about Landscrafters, which are being documented and reviewed, and waiting on a proposal from Landcrafters to replace ginger plants.

Vice President's Report: Both restroom floors have been painted, areas around the pool equipment and fence have been sodded, and new river rock installed. Palmettos at wall are set to be trimmed and vendor has planted six (6) gifted young trees. Two are located at small pond two at Woodstream entrance and two at the pool area. Curb work has been completed at the corner of Woodstream and hole in apron on Riverdale. The fountain on big pond was repaired over the weekend and equipment reset. I noticed the sprinklers at 1404 Woodstream came on and the electric box had to be quickly shut down. The underground wire is partially open and the locking screws were on top. We will need Landcrafters to set up controllers and pay them extra, as this is not part of our contract. Matt will perform quarterly irrigation checks on May 30 and we have requested controllers be reset at that time. The president has sent emails to Landcrafters to continue improving our relationship. I believe we have listed all issues and complaints and they will comply.

Treasurer's Report: See attached Report.

ARB Report: There were seven (7) approved applications. 1525 Riverdale, 1462 Woodstream, 1478 Woodstream, 4738 Pebble Brook, 1543 Riverdale, 4788 Pebble Brook and 1502 Woodstream.

Manager's Report: Collections through April 30, 2019 are \$1087.00, of that \$10.00 was applied to interest charges, three late letters were sent out. Work orders are documented accordingly with Kerri Lopez the service coordinator. TLC proposal #15105 to remove pine tree behind the entrance wall stump grinding not included \$125.00. MRTA document has been signed by the president and secretary and sent to the attorney to be filed with the county. Once document is recorded and returned to us, it will be mailed or emailed to all members of the association.

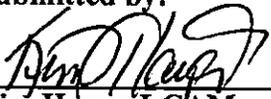
Old Business: Nick discussed the water pipe tanks on Pebblebrook and a motion was made by Nick to place two (2) Podocarp plants on the west side, motion seconded by Reva and carried unanimously.

New Business: ARB Committee will be reviewing expanding guidelines and rules and regulations making sure documents conform to original document. This will be an agenda item for next meeting.

The next board meeting will be held on Monday, June 17, 2019 at 6:00 PM at Management & Associates, 720 Brooker Creek Blvd. Suite 206, Oldsmar, FL 34677.

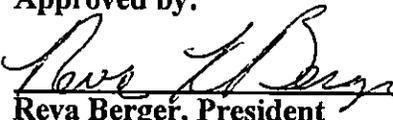
Adjournment: A motion was made to adjourn the meeting at 6:50 pm and motion carried unanimously.

Submitted by:



Kim Hayes, LCAM
Management and Associates

Approved by:



Reva Berger, President
Cross Creek Homeowners Association, Inc.