

# Minutes of the Meeting of the Board of Directors of the Creekside Crossing Homeowners Association

May 1, 2014

- 7:01 The meeting was called to order by Board President Mike Martin. Board members present were Mike Martin, Bill O'Connor, Mike Urbanczyk, Jon Sykora, Don Cernock and Sharon Gomez of Foster Premier.
- 7:03 Mike Martin motioned to approve the minutes for the January 16, 2014 meeting. Don Cernock seconded and the motion carries.
- 7:05 Don Cernock read the financials for the month ending March 31, 2014. The total in the operating account was \$40,199.81. Reserve account total was \$23,658.18. Total assets = \$63,857.99. Total expenditures were included for January - \$5,118, February - \$3,789, and March - \$5,118. It was reported that delinquencies have gone down in total.
- 7:10 Mike Martin presented the president's report. Residents were updated on topics from the Plainfield Village Meeting. Notes regarding spreading the cost of excessive snow expenditures to be billed to the owners of the duplexes in 2015. Additional discussion regarding pond maintenance which was to be completed according to the landscape plans.
- 7:11 There were no members of the duplex committee available for comment.
- 7:12 Old Business. The following architectural approvals were discussed and approved or commented on:
  - 15621 Portage – Gazebo in rear of yard – Approved.
  - 15732 Creekview – Deck in rear of yard – Approved.
  - 15818 Cove Circle – Paver Patio – Approved with discussion regarding removal of the hot tub or more coverage including fencing.
  - 25239 Parkside – cement driveway replacement and patio – Approved
  - 25313 Portage – Fence on restricted lot – Approved with board 1x3" w/3" spacing
  - 25316 Portage - Covered Porch - Approved
  - 25316 Portage – Fence already built – Board abstains approval pending attorney discussion regarding restricted lots.
  - 25409 Cove Ct – Paver Patio – Approved.

Manager will send approval letters or comments to homeowners.

- 7:30 Mike Martin discussed the rules regarding mailboxes. Rule 8.13 refers to mailbox standards and there are several mailboxes which are not approved according to standards. Mike M made a motion to have Foster Premier detail the minimum mailbox painting, replacing, and repairs and send notices. Second by Bill. Don, Jon, Mike U abstain. Motion does not carry. Jon would like to change the rules regarding mailboxes. No further discussion was had
- 7:40 No further updates regarding the Lennar Settlement. Mike M recapped what was known.
- 7:41 Reserve & Transitional studies. Mike M and Sharon met with Reserve Advisors to discuss the studies. Mike M provided landscape drawings to Reserve Advisors for review.
- 7:42 New Business: Pond Maintenance was again discussed. Proposals pursued from Pizzo, ILM and one other company. Pizzo is the only one to respond. It will take a couple months to obtain permits for control burns. No decision made.
- 7:45 Mike M discussed setting up a web page for Creekside Crossing. Homeowners present thought it would be a good idea. Mike M to look into full costs, feels it will be easy to maintain and he can set it up. Costs are fairly minimal.
- Open forum: Questions regarding replacing plants and mulching circles. Homeowner requested to be allowed to mulch one of the circle areas near her home.
- 8:00 p.m. Motion to adjourn the meeting made by Mike Martin, second by Bill. Meeting adjourned.