

**CALL TO ORDER:**

Meeting called to order at 7:03PM on May 19th 2016 at Beef O’Brady’s roll call was made and the following directors were present: Carola Russell, Steve H, Bruce Illes and Ray Miller. Quorum was established with 4 board members present.

The meeting started with an emergency preparations presentation by resident and Sarasota EM Chief Edward McCrane. Many thanks to Ed, all who attended got a much better appreciation for what to do and how to prepare in an emergency situation.

A warm thanks to Kamla Long for many hours put into redesigning the web page it looks awesome and fresh.

Additionally equally warm thanks to Kamla, Leanne and Lauri , all that they did in making the park social a great success. It is wonderful to have a dedicated group to take over and re-invigorate this task; the community can sure use it., and myself. Special thanks to Leann's husband, Destiny, Chad, Dean and friends, Cassandra, Melanie, Sydney and Mike for set up and clean up, games and activities.

**OFFICERS / COMMITTEE REPORTS:**

**Secretary:**

BI motioned and CR seconded to accept the minutes as read, all Directors voted Aye, and none opposed. MOTION CARRIED.

**Treasurer:**

- Yearly HOA fees are in; only 1 resident that hasn’t paid, and we did an estoppels on that property which should yield 1000\$.
- Our checking account has 11k, we spent this year some of a previous surplus, and savings 10K.
- 350 for newsletter mailings.
- 1100 Electrical in park
- 2200 Yearly Insurance

**ARC:**

Address	Name	Request	Arch	Board	Comment
244 147 <sup>th</sup>	Wesley	Generator	Y	Y	
143 Mill Run	Priest	Driveway	Y	Y	Approved contingent to necessary permits.
405 141st	Misiecwicz	Fence			Need more info on exacts of material and height.
134 Mill Run	Charbonneau	Fence	Y	Y	Already communicated via email

At the last meeting Richard Long, Bob Meehan and Barry Serrica were gracious enough to look up and research the issue of commercial vehicles as in our bye laws they are vague. The drafted and presented to the board a two page proposal that the HOA will adopt as guidelines. These guidelines are now on Web Page for easy reference.

**Compliance:**

- The issue with the milk jugs has been taken care of many thanks to the resident for this.
- The board met in April to review the arch findings on violations. After much discussion a large spreadsheet was created for ease of tracking and transparency. Various options were discussed, with the plan being;
  - 7 letters were sent to homeowners (all were reasonably promptly dealt with)
  - An Arch reminder newsletter sent on some common often forget items
  - SH & RM visited a home with a falling apart fence and the agreed to make the needed repairs.

### **Social:**

- Social was held at park on May 14<sup>th</sup> many happy campers attended and shared their enthusiasm. Look for pictures on Facebook page and get ready for follow up October.
- If you have any time to volunteer and help out reach out via the following email [Country Creek <ccinfoandsocialhappenings@gmail.com>](mailto:CountryCreek<ccinfoandsocialhappenings@gmail.com>).

### **Communications:**

- A resident on 1<sup>st</sup> AVE sent a note about the brick entrance on Mill Run and the pond cement structure on their pond. The bricks have been pressure washed but something about the cement structure needs to be figured out.
- A resident that had received a compliance letter wrote us (nicely) that the issue was in her opinion overstated and in any case now rectified.
- A resident of 147<sup>th</sup> let us know he would be video-taping the meeting, we referred him to the guidelines on the web page.
- We received multiple notes with regard to the traffic flowing through our neighborhood because of the logger jam at Rye & 64. Resident Richard Herring has contacted the county who is looking into this.
- Potential new resident sent in a question on pool cage and deed restrictions, we gave general advice and pointed to the covenants.
- The board received a letter from Dave Branning 141<sup>st</sup> with some info on the problematic lake at the end of 141<sup>st</sup>, the board has requested that he come in and discuss at a meeting.

### **NEW BUSINESS:**

- RM motioned to spend 84\$ to cover a small short fall in the social event, all in favor.
- RM motioned BI seconded to spend 800 on plantings at the entry way.
- SH will contact Stillmans for an estimate to clean up the palm at the mill run entrance.
- 350\$ to pressure wash the brick at the entry way from mill run.
- 1050\$ to get 3 pallets of mulch at the park, social pointed out that this is overdue.
- The merry go around was deemed dangerous and had to be removed from the park. That takes us down another piece of equipment.
- We need to have current equipment inspected again
- Need to plan what to do next year with park equipment upgrades.
- Discussion around a culvert that is being eroded on 147<sup>th</sup> by the park. Group discussed possible solutions. Rip Rap would prevent erosion, concern if too much erosion pipe could break and be very expensive. Want to talk to Dave Branning about this. Larry Luh volunteered to reach out to a contact at town.
- RM said he would find 141<sup>st</sup> fence variance for resident.

## **OLD BUSINESS:**

### **Follow UP:**

- Consider moving our PO Box to the PO on Lorraine vs. deep into town.
- Putting some curbing in around the smaller Mill creek entry way signs, and allocated up to 1200\$ for this. Bruce to speak with former resident Art Williams at "Curb's Pro".

## **Things to consider if we do another newsletter – some addressed in presidents letter:**

### **Ideas for Bylaw updates:**

- 60 days to do an arch form
- Codify what we do with regard to arch, that is get recommendation but leave decision to board
- 5-7 board members
- Require notification of neighbors for variances.

### **Parking lot:**

- Team to come up with fencing guidelines as per covenants
- Look at a fountain or two for a couple of lakes.
- Bricks looking dull on Rye road what can be done? We will likely address this after the annual meeting.
- Yard sale is the first Saturday of April and of November, this year it will be April 2<sup>nd</sup>.

## **BOD ADJOURNMENT:**

At close to 851PM BI moved to adjourn the BOD meeting, all Directors voted Aye, none opposed. **MOTION CARRIED.**

**Next meeting will be June 23<sup>rd</sup> at Beef's again.**