

Creekside Homeowners Association
Annual Meeting Minutes
March 14, 2019

Call to Order:

The Annual Meeting was called to order by President, Jeannie Tucker at 6:30pm at the Jewish Community Center located at 3800 E River Road.

Roll Call/Proof of Notice:

Ms Dufresne announced that quorum was established. Charlene Dufresne also read the Proof of Notice, confirming notice of the meeting was sent to all homeowners of record.

Annual Meeting Minutes:

Ms Dufresne advised the minutes from the 2018 Annual Meeting were approved by majority vote of the ballots received. Martha Martin stated the minutes should have read exterior of walls not homes.

Officer's Report:

Creekside Treasurer Martha Martin reported as of December 31 2018 the association was in excellent financial health. The balance in the checking account was \$66,750 and reserve account ended the year at \$345,421 for total assets of \$432,172. The reserve study recommends a fully funded 2018 balance of \$292,373. The association added \$38,301.96 to the reserve account in 2018. Total income for 2018 was \$128,169.99 and total expenses were \$111,925.13 for a net income of \$16,244.86.

Creekside President Jeannie Tucker thanked all members for coming. She reported one of the board members Gayle Blair passed away and she is sorely missed. Martha Martin stepped up and took her place.

The annual inspection produced positive results. Many people have painted or touched up their paint. There are still many to go. The inspections were broken into sections for easier reporting. There were also 10 ARC submittals in 2018. The trend is to keep up or improve the homes.

Several areas of the streets were repaired and a crack seal is scheduled for this year. Many Golden Barrel cactus have been stolen and a real problem in the neighborhood. Everyone needs to be vigilant and report to the police any suspicious activity. Camera use signs have been put up in the neighborhood and a handicap spot was designated on Bullrush.

The solar panel needs to be relocated due to the trees growing so much over the last year the panel is now in the shade.

The board is planning to redo the bathrooms in the pool area this year.

Several trees have been removed due to the roots causing damage to walls and patios. There have also been lots of barking dog complaints. Everyone should be aware that their dogs may be barking while you are not at home.

New Business -Open Discussion:

Several homeowners stated that they appreciate all of the work the Board does for the Community and thanked them for their service.

Several homeowners were concerned with safety and break-ins. Any suspicious activity needs to be reported to the police.

Security cameras at the pool were discussed. One homeowner raised concern about liability of filming people.

Election of Board of Directors:

Ms Dufresne announced that Jeannie Tucker and Martha Martin were elected to the board of Directors by a majority vote of the ballots received.

- During the Organizational Meeting the Board Positions were determined as follows;
 - President - Jeannie Tucker
 - Vice President - Andrew Pezzulo
 - Treasurer/Secretary - Martha Martin

Adjournment:

There being no further business the meeting was adjourned at 8:00 p.m.

Respectfully Submitted,

Charlene Dufresne

Charlene Dufresne
Association Manager
For the Creekside Homeowners Association