

Creekwood Townhome Association, Inc.

DATE: Wednesday, April 19th
TIME: 6:15 PM
PLACE: In person at the Creekwood Pool Area

MINUTES

Call the Meeting to Order: The meeting was called to order at 6:16pm.

Determination of Board Quorum: A quorum was established with all five board members present.

Proof of Notice: Confirmed.

Approval of previous minutes January 12, 2023, and February Organizational Meeting: **MOTION** made by Gina, seconded by Kristin to approve as presented. **MOTION** passed unanimously.

President's Report

- Gina reminded owners of the website www.mycreekwoodtownhomes.com and all of the resource documents available there.

Treasurer's Report: February 28, 2023, Financial Statements

- The Board reviewed the financial reports.
- One account is with the attorney for collections.

Community Updates:

- Landscaping: Blooming's submitted a quote for turf replacement. The Board needs to confirm which areas will have turf replacement. **MOTION** made by Nick, seconded by Pam to approve not to exceed \$8,000 contingent upon, identifying the areas specifically. Gina will provide Nicole the final approval. **MOTION** pass unanimously.
- Irrigation and Drainage: Irrigation check monthly is included in contract. Blooming's to provide Sunstate the irrigation schedule. Owners are reporting daytime watering. Following the irrigation information, a meeting will be scheduled with both Blooming's and Cross Creek. At least one Board member will also be present.
- Light Pole: pending FPL (secured for safety)
- Pool Coping Paver Project: Underway
- Playground Update: Buffer Zone is not permitted to be built in.
- AED ordered and will be installed at Pool area. Once installed the county for free course.
- Pedestrian Gate: Pending upgrade. The current lock / handle is not working. **MOTION** made by Pam, seconded by Kristin to approve H&Y Fence in the amount of \$2,531.39. **MOTION** passed unanimously.
- Pool light inside the pool is out. Sunstate will Aqua Pools to change the bulb.

New Business

- Parking: To be discussed: Street Parking is not permitted. Overnight Parking in the Pool Area Parking Lot is not permitted from 12am-6am. Overnight parking is identified at 12am to 6am. **MOTION** made by Pam, seconded by Kristin to approve this policy. Overnight parking would require prior approval by the

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President or Vice President. MOTION passed 4 in favor, 1 abstained. Gina and Nicole will finalize the communication. MOTION made by Gina, seconded by Pam to approve the policy that the overnight parking prior approval must be received by 8pm via email to the President and or Vice President. Confirmation is required. MOTION passed unanimously.

- Compliance (Roof tarps and action plan / timeline): The Board reviewed the report.

Next Scheduled Meeting: Wednesday, June 21, 2023, at 6:15pm.

Adjournment: With no further business to discuss, the meeting adjourned at 7:09pm.

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