

CREEKSIDE PRESERVE HOMEOWNER'S ASSOCIATION, INC.

MEMBERSHIP MEETING MINUTES

November 15th, 2021

The *Membership Meeting* was held at Parrish United Methodist Church, 12180 US-301, Room 123, Parrish, FL 34219. The meeting was called to order by the President, Mr. Bernard at 7:06 p.m.

Proper meeting notice was delivered to each Board Member and mailed to each owner prior to the meeting in accordance with the requirements of the association documents and Florida Statutes.

A quorum for the meeting was established with 28 owners present in person or by proxy. The proxy vote was tabled since the needed 148 (2/3) was not met. The following Board members in attendance:

Chris Bernard Ken Williams Ken Knight Chris Hannan Bruce Trautweiler (not present)

Gary Hamill and Dayna Smith represented Lighthouse Property Management.

UNDER THE HEADING OF PROPER MEETING NOTICE:

Proof of notification was provided by the Lighthouse Property Manager.

UNDER THE HEADING OF NEW BUSINESS:

Vote on Amendments to the Declaration of Covenants

- a. The hot topics regarding the need for updated covenants.
 1. Fence hedges.
 2. Power washing driveways, curbs, sidewalks.
 - To be completed at least once a year and as needed.
 - Safety issues.
- b. A quorum was not established, and the proxy vote will be tabled until the Annual Meeting on February 10th, 2022.
- c. **Mr. Bernard tabled the amendment vote at this time and schedule a bod meeting with the sole purpose of approving amended rules & regulations.**

Paving Update

- a. Timeline
 1. Reviewed the Engineering report
 2. Met with asphalt contractor.
 - Determined there's base failure which determines the cracks and holes.
 3. Go out to bid on December 3rd, 2021.
 4. Need for additional funding will be discussed at next Annual Meeting.
 5. Paving timeline estimated for March.
- b. Pricing
 1. \$300k with an additional \$100k per added mill.

Entrance Walls

- a. Patching completed.
- b. Painting scheduled for the end of November.

UNDER THE HEADING OF OLD BUSINESS: No old business.

ADJOURNMENT: There being no further business, Mr. Bernard made a motion to adjourn and Mr. seconded. Motion passed unanimously. The meeting adjourned at 8:23 p.m.

Gary Hamill, CAM
Property Manager for Creekside Preserve