

# MOSS CREEK OF HILLSBOROUGH

HOMEOWNERS ASSOCIATION, INC.

## Board of Directors Meeting

April 28, 2016

Riverview Civic Center

11100 Park Drive, Riverview, Florida 33569

## Minutes

1. **Call to Order:** The meeting was called to order at 7:05PM.

**Verify Quorum:** Board members Chrisje Mays, Dave Driver and Ken Romanczuk were in attendance. Ty Johnson and Jamie Henderson were not able to attend. It was determined that a quorum was established. Gigi Holmes of McNeil Management was also present at the meeting.

**Timely Notice:** It was verified that timely notice had been posted in the community.

### Reading of Minutes:

**On Motion:** Duly made by Chrisje, seconded by Dave and carried unanimously.

**Resolve:** To approve the January 28, 2016 meeting minutes as presented.

2. **Reports**

There were no questions regarding the management reports.

### Committee Updates:

Acceptable replacements for street trees will be discussed at the next meeting.

The current guidelines regarding exterior paint will be discussed at the next meeting.

3. **Unfinished Business**

### Pet Waste Station:

**On Motion:** Duly made by Chrisje, seconded by Ken and carried unanimously.

**Resolve:** To approve the proposal from Kevin Johnson to install two pet waste stations for a cost of \$130.00.

### Island Lighting:

**On Motion:** Duly made by Ken, seconded by Chrisje and carried unanimously.

**Resolve:** To approve the proposal from Kevin Johnson to install six model DPR 21 (LED) center island lights, at a cost of \$820.00.

### Pedestrian Gate Repairs:

**On Motion:** Duly made by Chrisje, seconded by Ken and carried unanimously.

**Resolve:** To approve the proposal from Kevin Johnson to install a wheel on the pedestrian gate at a cost of \$85.00.

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## 4. New Business

**Security Cameras:** Management will get a quote for the installation of security cameras at the front gate.

**Tree Limb Over Monument Sign:** The BOD doesn't feel that removing the branch extending over the monument sign is necessary at this time. The tree is healthy and doesn't seem to pose a threat.

### **Chain Link Fence in Common Area:**

**On Motion:** Duly made by Ken, seconded by Chrisje and carried unanimously.

**Resolve:** To approve the installation of 15-20 feet of 6 foot high chain link fencing if Kevin Johnson will do it at a cost of \$500 rather than the \$595.00 price that was quoted.

**Clean-Up Around Creek:** Ken presented a bid to do a significant amount of clean-up of the wooded common areas. After some discussion about the extent of the work, it was decided that Ken will get the bids revised and the BOD will discuss this item again at the next BOD meeting.

**Director Comments:** There was a discussion about the need for community street and sidewalk repairs. Ken will get a quote for the necessary street repairs and both Ken and Gigi will get quotes for sidewalk repairs throughout the community.

### **Adjournment**

The next meeting will be July 28, 2016 at the Gardenville Recreation Center.

**On Motion:** Duly made by Ken, seconded by Chrisje and carried unanimously.

**Resolve:** To adjourn the meeting at 7:58PM.

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Prepared by Manager on behalf of the Board of Directors