

MOSS CREEK OF HILLSBOROUGH

HOMEOWNERS ASSOCIATION, INC.

Board of Directors / Budget Meeting
October 27, 2016
Immediately Following the Annual Membership Meeting
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 and Timely Notice: Vice President, Dave Driver, Treasurer, Ty Johnson and Director, Ken Romanczuk were in attendance. President, Jamie Henderson and Secretary, Chrisje Mays were unable to attend. Gigi Holmes of McNeil Management was also present.

Reading of Minutes: Gigi re-capped the minutes from the July 2016 meeting.

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

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

2. **Management Reports**

There were no questions regarding the management reports.

Architectural Committee Updates:

County Grant / Street Trees: The application for the County grant has been submitted. This item will be discussed at the next board meeting.

Pavers: This item will be discussed at the next meeting as well.

3. **Unfinished Business**

Sidewalk Repairs: This work will have to be coordinated with the potential removal of some of the street trees. It will remain on hold for now.

Road Repairs: Ken is going to request a formal proposal from Azzarelli.

Pedestrian Gate Repair / Replacement: Ken is going to take a look at the column next to the pedestrian gate that is leaning and let the BOD know what can be done.

4. **New Business**

Approval of 2017 Annual Budget:

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

Resolve: To approve the Proposed 2017 Annual budget with no assessment increase.

SharpeScape's Contract: SharpeScapes proposed an \$85 Increase in the monthly amount that the HOA is paying for the first time since the original 2011 contract was signed. The increase is attributed to the higher costs of chemical products that they use.

MINUTES ARE FORMALLY APPROVED WHEN SIGNED AT THE NEXT BOARD MEETING

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

Resolve: To approve the requested increase of \$85 to the monthly amount paid to SharpeScapes.

Director Comments: The door to the entrance gate opener box needs to be replaced. Gigi will ask American Access to take care of this.

The BOD thinks it is time to have some of the common areas cleaned again. The BOD agreed to use Peter's Pressure Washing again this year. Gigi will contact Peter.

Adjournment

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

Resolve: To adjourn the meeting at 7:41PM.

Prepared by Manager on behalf of the Board of Directors