

CROSSCREEKS OWNERS ASSOCIATION

2021 Annual Meeting Minutes

June 8, 2021

Minutes of the 2021 Annual Crosscreeks Owners Association, Temperance, MI, held *live* via Zoom, at 7:00 PM on Tuesday, June 8, 2021. The meeting will also be recorded and uploaded to our new website soon! Please join if you can!

I. CALL TO ORDER

Board member, Michelle Jaworski called the meeting to order.

II. ROLL CALL OF OFFICERS

Officers present are as follows:

Michelle Jaworski, President

Nick Berry, Vice President

Cheryl Griffin, Treasurer

Tiffany Edgar, Secretary

Board members present are as follows:

Chris Lamprecht, Board Member

Board members absent are as follows:

Dan Amos, Board Member

III. OPEN FORUM

IV. APPROVAL OF THE AGENDA

Motion by Michelle Jaworski to approve the agenda as presented for June 8, 2021. Motion seconded by Nick Berry. Motion carried.

V. FINANCIAL REPORT

Cheryl Griffin gave the treasurer's report.

2020 Beginning Balance	\$5762.16
2020 Ending Balance	\$998.21
Income from Dues:	\$2703.85
Expenses:	\$7467.80

Banking Fees: \$148.00

Tree Removal/Common Area Grass Mowing: \$4695.00

Attorney Fees: \$2500.00

State Farm Insurance: \$550.00

HOA Michigan Register: \$20.00

Office Supplies:

<i>Projected</i> Income from 2021 Dues:	\$3223.06
<i>Projected</i> Income from 2020 Unpaid Dues:	\$215.80
<i>Projected</i> Expenses	\$4942.50

Common Area Grass Mowing: \$2100.00

Misc Maintenance: Tree Removal/Common Area/Creek Clean-up: \$1000.00

Residual Attorney Fees: \$1122.50

State Farm Insurance: \$550.00

HOA Michigan Register: \$20.00

Office Supplies: \$150.00

Projected 2021 Ending Balance: **(\$505.43)**

VI. PRESIDENTS'S REPORT

Michelle Jaworski gave the president's report.

A. Association Updates

1. Email Correction: CrosscreeksHOA@gmail.com

B. Association Lawsuit Update

1. The lawsuit against CCOA was dismissed in December 2020
2. A \$2500 Retainer was paid to attorney Michael Spiros in 2020 to defend the HOA
 - a) We currently have an outstanding bill for attorney fees beyond the retainer of \$1122.50
 - (1) *This is currently added to the 2021 Projected Budget*

C. New HOA Website COMING Soon!

1. What you will find on our new site:
 - a) Important Association Updates
 - b) Contact Us page - can be used to reach all of the officers for questions/concerns
 - c) Electronic copies of association bylaws & rules
 - d) NEW! Online secure payment option

VII. OLD BUSINESS

Motion by Michelle Jaworski to approve the 2020 Budget as presented. Motion seconded by Nick Berry. Motion carried.

VIII. NEW BUSINESS

- A. The 2021 projected budget was presented by Cheryl Griffin. HOA annual dues were due on 4/15/21. We still have many outstanding dues at this time. Liens were placed on hold during COVID-19 but will be placed starting this year on homes that do not pay their dues as required by the HOA By-Laws. Liens are generally placed on or by April 15th, however, given the circumstances with COVID-19 and the extension of the due date, liens were not being placed until May 31, 2021. If you still haven't sent in your outstanding dues, please do so promptly, as these liens will be placed shortly. Motion by Michelle Jaworski to

approve the 2021 Budget as presented. Motion seconded by Nick Berry. Motion carried.

- B. A motion was made by Michelle Jaworski to approve officers and board members as presented. Motion seconded by Chris Lamprecht. Motion carried.

- C. Our HOA board has been working hard to create a new website for the HOA use. There we will be able to share important updates, meeting information, an electronic copy of the HOA bylaws and declarations, as well as a Contact us page for homeowners to reach out to the board members. We also intend to have an online payment option available through the website once everything is up and running smoothly! Motion was made by Michelle Jaworski to approve. Motion seconded by Tiffany Edgar. Motion carried.

IX. NEXT MEETING DATE

As COVID-19 restrictions are beginning to be lifted we will plan an additional in-person meeting in the future.

The meeting was adjourned by Michelle Jaworski.

Tiffany Edgar, Secretary

June 8, 2021