**Creekside Community Association**

**Board of Directors Meeting**

**DATE OF MEETING: Tuesday October 15, 2024**

Creekside Community Association Board meeting held at: Willow Oak Baptist Church

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| **Quorum Est.** | A quorum was established as per F.S. 720.303(2) |
| **Time the meeting started:** | Motion to open meeting: Motion to open meeting & call to order: |

**Board Attendees**: **Name of Person Taking Notes:**

**Proof of Notice and Declaration of Quorum** – Meeting notice was posted in accordance with the Declaration and Florida Statues. Posted on Web & Creekside Exit Board.

Approval of 9/17/24 Meeting Minutes –Motion to approve previous minutes: 2nd the motion: which passed unanimously -

**Public Commentary Residents/Board Members:** BOARD MEMBERS ARE SPEAKING THEIR OWN OPINIONS AND BOTH A BOARD MEMBER AND A RESIDENCES MAY SHARE THEIR OPINION FOR ONLY THREE MINUTES.

**Issues/concerns emailed by residents:**

**REPORTS & OLD BUSINESS**

FINANCIAL REPORT – LOCATED IN ATTENDEE’S HANDOUT

Report on Financials **–** Operating account: $52,276, Security Deposits: $7,950, Reserve: $36,798, Annuity: $64,311.

Profit & Loss YTD [last day of previous month] **–** Accrual – Income: $97,446, Expense: $88,254 , Special Project Expense: $10,600

COLLECTIONS REPORT – LOCATED IN ATTENDEE’S HANDOUT

With Pilka: $2,738, 4 months or more: $2,725 . Past due owners that are not yet in collections: $870, Prepay: $ 20,146

Renter Update **–** 28 homes rented within the community. 2/9/24 owner grandfather for rent cap. 8/2024 one rental went to a none rent

**This area to be presented by Tamara**. Violations – 20 current violations total and 0 for the hearing tonight.

Violation[s] Fine Approval – AMOUNT ONLY MUST BE VOTED ON: $25.00 fine is traditional benchmark.

VOTE ON THE AMOUNT TO BE FINED FOR THE FINING COMMITTEE HEARING:

|  |  |  |  |  |
| --- | --- | --- | --- | --- |
| **Property & Violation** | **Motion to Approve the Amount of:** | **Motioned by:** | **2nd the Motion:** | **Passed Unanimously** |
| NONE |  |  |  |  |
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|  |  |  |  |  |

**NEW BUSINESS:**

**VOTE ON:** .

Motion to approve 2nd the motion: passed unanimously.

**VOTE ON:** .

Motion to approve 2nd the motion: passed unanimously.

**Next meeting** – The Board of Directors and fining committee meeting is scheduled for: **November 19, 2024**

**Motion to adjourn** 2nd the motion: passed unanimously.

Tamara Dowdell, Secretary Date