

CRUCE LAKE HOA MINUTES April 28, 2024

April 28, 2024 at 6:05 pm

In attendance: William Gee, Ken Johnson, Stacey Thacker, Lisa Gee, and Judy Baker

Not in attendance: Charmaine Radford and Courtney Brown

General HOA topics

- Good Response from the community about the workday
- Bench and picnic tables and had them pressure wash
- Gazebo was pressure washed
- Gazebo painting will continue next Saturday
- Talked about fixing the benches, replace boards, stain, and try to get them in shape to last a little longer

Budget:

- Commons area is up to \$1,400.00 for that area
- Lake budget is lower than expected budget wise. \$3619.00 for screen guards and repairs
- Still have dock fund if we need it. Possibly \$39,000.00
- \$3500 cushion built into the budget
- Lake fund- spent towards dam piping
- Gazebo fund was used for repairs
- Keep lake fund or consolidate with the commons fund all into one account
- Insurance went up \$200
- Jackson EMC went up as well
- Some people have not paid their dues 4 total with a little over a month left to pay the dues before their account goes into collections.
- Can't raise the due more than 10% unless 2/3 agree to it.
- Trying to find ways to add the lake fund to make sure cost is covered for dredging and repairs of the lake at some point.

ACC:

- Going well. Letters sent out at the beginning of April. Gave two weeks for minor violations, 2 months for some things, and 90 days to get other things done.
- Letters about white fence to either fix, clean, whitewash, trim the bushes, or take it down. All expenses the homeowner needs to pay.
- Doing the drive throughs still to ensure violations are handled and there aren't any new ones

Meeting Adjourned at 6:36 pm