

# CRANE CREEK I HOMEOWNERS' ASSOCIATION

Fairway Management LLC

321-777-7575

## BOARD OF DIRECTORS' MEETING

1331 Bedford Drive, Suite 103

Melbourne, FL 32940

Via Zoom

January 12, 2022

7:00 PM

1. **CALL TO ORDER**- Meeting called to order by Bob at 7:01 PM.
2. **ESTABLISHED QUORUM** – Five of Five directors present via Zoom: Bob Moore, Liz Park Barbara Stage, Bobby Hawkins, and Carrie Clayton.
3. **PROOF OF NOTICE OF MEETING** - Posted as per Governing Documents on January 9<sup>th</sup>,2022
4. **RECOGNITION OF VISITING HOMEOWNERS** – Attending the Board meeting via zoom. Keld Gronkjaer, Clayton Kimball, Eddie Legge, Jeff Boyce, Carol Kaier, Frantz & Helen Richelieu, Anne Hazelwood, and Tricia Hawkins.
5. **READING OF MINUTES AND APPROVAL OF PREVIOUS MEETING** – Bob motioned to approve the December 8th meeting minutes with one edit, 2<sup>nd</sup> by Bobby. All in favor and the motion passed unanimously.
  - a. **President** – Bob Moore mentioned all the holiday decorations at the entrances have been removed. Bob also observed and repaired a irrigation issue with his own materials. Bob also met LEW Aquatics onsite to get a quote for removing aquatic plants from the lakes.
  - b. **Vice President**- None
  - c. **Treasurer** – None
  - d. **Finances** – None
  - e. **AR report from Attorney** – Only one owner in arrears currently.
  - f. currently.
  - g. **Committees**
    - ARC Committee** – 8 ARC applications reviewed. Approved ARC applications were 1815 Blue Heron – Paint; 1492 Old Millpond -Fence; 1076 Egret Lake Way – Paint; 1791 Mallard Lake – Paint; 1794 Crane Creek – landscaping; 1083 Old Millpond – windows; Incomplete ARC application were 1382 Old Millpond and 1779 Mallard Lake both for driveway pavers.
    - Lakes Committee**- Ecor just completed their servicing of the lakes.
    - Six Mile Creek** – None

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## **6. UNFINISHED BUSINESS-**

- a. Community Inspection report review** – Bob motioned for Fairway Management to mail the violation letters contained in the inspection report, 2<sup>nd</sup> by Bobby. All in favor and the motion passed unanimously.
- b. Driveway CCR Update** – Tabled. Will hold special meeting when information is compiled.
- c. South Entrance revitalization initiative – adding Florida Friendly/ butterfly plants to the south entrance and islands** – Still in progress. Bob has started the removal of trees. Being it is the cold season will wait until it warms up to purchase plants.

## **7. NEW BUSINESS-**

- a. County sidewalks** – There are still uneven sidewalk tripping hazards throughout Crane Creek. Bob motioned a drafted letter be created for owners to submit to the county for sidewalk repairs, 2<sup>nd</sup> by Liz. All in favor the motion passed unanimously. Alan to get a status of repairs from the county.
- b. Owner in arrears asked for a payment plan** – Carrie motioned the owner in arrears make 6 equal payments not to exceed 6 months, 2<sup>nd</sup> by Bob. All in favor and the motion passed unanimously.
- c. Pot Holes** – Alan with Fairway Management to contact the county road and bridges and put a work order in to have the pot holes repaired.

**8. NEXT MEETING DATE-** Next BOD Special Meeting scheduled for, February 9<sup>th</sup>, 2022, at 7:00 p.m.

**9. ADJOURNMENT-** No further business before the board, Meeting adjourned at 8:07 PM by Bob 2<sup>nd</sup> by Barbara.