

**Cherry Creek Homeowners Association
Meeting Minutes**

Date: 9/11/2007

Time: 7:00PM - 9:30 PM

Location: Thornbury Township Hall

Attendees: Dave Subers, Bob Ippoldo, Joe DiRico, Gail Tomassini, Mike Brenner, Barry Bauman (MAMC) and Mary Beth Shoemaker (MAMC)

I. Call to Order – All in attendance

II. Approval of Meeting Minutes

- All approved the meeting minutes from August 8th meeting

III. Old Business

- 2 residents with flag pole violations were given notice to present their case to the board per the declaration guidelines. This was the 2nd opportunity given the residents. There was no response from the residents and neither resident attended. The board decided that the flag poles would be grandfathered in but without proper proof from the builders, the board made a unanimous decision that a fine must be incurred. All AGREED to a fine of \$250 per resident.

IV. New Business

- The 10/9 annual meeting at Rustin High School will begin at 6:30.
- The front entrance landscape committee asked to present at the meeting. The request was DENIED based on the sub-committee not following board direction to 1) check with the township on zoning first, 2) generate ideas with formal homeowner input, 3) talk to Brickman, our current landscaper, 4) check with Sam Messina who did the lighting to the front entrance and 5) get 3 bids for any work to be completed.
- There are some discrepancies on the number of houses in the trash collection bills. MAMC is following up.
- Budgets should be ready by the November meeting.

V. Delinquencies

- 2 delinquent accounts were sent 2nd notices, Acct #00153-8186 and 00158-8686. This is in addition to account #00169-5757 which ALL AGREED to send to collections with acceleration of payments, as allowed.

VI. Adjournment

Next Meeting

Date: October 9th, 2007

Time: 6:30 PM

Location: Rustin High School