

BLOOMS CROSSING OWNERS ASSOCIATION
Annual Meeting Minutes – October 9, 2008
Cougar Elementary School

Board Members Present: Sharon Corbin, President
Tom Reidy, Treasurer
Jessica Azzarano, Secretary
Robert Paullin, Director

Board Members Absent: Gregory Ferguson, Secretary

Others Present: Chris Falwell, CMC
Nick Mazarella, CMC
Jaime Valentine, Recording Secretary

CALL TO ORDER

Ms. Corbin announced that quorum was not achieved and therefore no official business could be conducted. She called the informal meeting to order at 7:00 PM.

PRESIDENT'S REPORT

Ms. Corbin reported that the Board has conducted many hearings over the past several months and quite a few people seem to be coming into compliance. The County is constructing a community on Birmingham Drive and the Board will be soliciting feedback from the residents regarding a proposed access road. The tot lot chips were replaced, the parking lot in the townhouse area was re-striped and repainted, a tree survey is underway to determine what needs to be removed, the Board is looking at replacing the front entrance lights and a resident has volunteered to start an Activities Committee. Mr. Falwell added that the Association recently hired a new collections attorney which is doing a much better job of collecting delinquent assessments and the Board is also looking to hire a brokerage firm.

RESIDENT FORUM

Homeowners were given a chance to voice questions, complaints, and suggestions to the Board and Management. Topics discussed included the cost and process of covenants enforcement, design review standards, how delinquent funds are collected and the direct debit program.

ADJOURNMENT

There being no further business, the meeting was adjourned by unanimous consent at 7:52 PM.

Respectfully Submitted By:

Attested By:

Jaime Valentine
Recording Secretary

Jessica Azzarano
Secretary of the Board