



Churchill Crossing

Agenda: 12 Nov '09 HOA Board Meeting

- **Old Settler Fence Final Status:**
 - 2 homeowners have taken no action to replace fences; some condition problems
 - Town will introduce a new standard for exterior fences early 2010; may be more expensive for new or replaced construction
- **Lawyer Fees for erroneous LISD Suit re: common grounds: \$1,817 HOA cost**
 - CMG is willing to reimburse for cost
- **Review CMG monthly reports [previously sent out]:**
 - Inspection summary
 - Open Violation report
 - Arch requests
 - Delinquency reports
 - Financial reports
- **FM HOA Coalition/CAI Training Sessions:**
 - Oct Topic: Current Town regulations; needs for permits & process; contractor vetting
 - Nov Topic: Transition from developer to residents; year end prep



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- **Electrical provider change:**
 - Have very good price but not yet complete; may need letter of credit from Bank
- **Landscaping Issues:**
 - Broadmore culvert
 - Recent heavy rains have filled up hole and actually placed pipe partially below land level
 - Will defer until spring to see if issue comes back
 - Dead tree removal/replacement along Churchill
 - Had more conversations with Town and Regions Bank; no resolution
- **Need to start the year end activities and get ready for the annual meeting**
 - **Decision: HOA Fee to remain the same**
- **Town and Natural Gas Company Activities**
 - Williams is asking Town for go ahead on Seismic testing and waste disposal
 - May be damage concerns to HOA's and individual homeowners that Insurance does not cover
 - Town Council to held public meeting on 10/15 to consider removing current restrictions; will make decision in December
- **New Business: None**