

December 29, 2006

Churchill Crossing News

Churchill Crossing Home Owners Association

<http://www.churchillcrossing.org>

Mark Your Calendars for the ANNUAL HOA MEETING

Date: Tuesday, Feb. 6, 2007

Place: Flower Mound Library

Time: 7:00PM-8:00PM

Please plan to attend the yearly HOA meeting. It is very important that as many homeowners as possible attend this meeting.

At the meeting the 2007 budget will be discussed. This will include options for asset reserves, dues increases and special assessments. The agenda for this year's meeting, will be similar to last year's. The HOA board lost two board members this past year and will be seeking new board member volunteers.

HOA Meeting- HOT TOPICS

POND DAM REMOVAL

The dam has been removed. Some work remains to grade and sod the area. Estimated cost for this venture is \$2500 and will be paid from this year's budget. Both ponds are down two feet. This is the level designated in the original pond design. In the common area drainage culvert at the end toward the library, some of the soil has washed away. Plans are being discussed to have rock fill work done. No news yet on the pond lighting proposal.

REGIONS BANK UPDATE

The bank is open! Construction and landscape at the bank is completed. The HOA signed off on the common grounds repairs. This included tree and sod replacement and sidewalk repair.

CC&R BALLOT

Thank you for sending in your ballots. All of the proposed CC&R amendment changes passed! Details will be provided at the annual meeting.

ELECTRICAL PROVIDER

First Choice is still the provider of choice. The HOA board is trying to get the cheaper Residential Rate.

Compliance Issues

Notices were sent out to homeowners along Old Settlers Road regarding the condition of their fences.

Please see the CCHOA Meeting Minutes for more information on these HOT TOPICS. The meeting minutes can be found on this web-site.

Other Important Links:

Lewisville Public Schools

<http://www.lisd.net/>

Town of Flower Mound

<http://www.flower-mound.com/>

See you at the annual HOA Meeting on Feb. 6!