

6/13/2022

Fellow Residents:

Attached for your review is the agenda for our upcoming ALL resident meeting on 6/25/2022 at the Congregational Church on Fox Mill Boulevard. As a Board, we had committed to holding 2 all resident meetings per year. We realize it is a busy time, but encourage you to attend and you will have an opportunity to provide feedback.

In the continuing spirit of transparency and ongoing communication, your Fox Creek Board would like to give you a mid-year update on our neighborhood. Here is brief summary:

- Assessment Collection: One of our goals was to significantly reduce our past due amounts. We are pleased to report we were able to collect all past due assessments owed totaling \$9,750. With the exception of the foreclosure on Lot #6, we are now current on all assessments.**
- Foreclosure on Lot #6: It was unanimously decided to commence the foreclosure process on Lot #6. Including the past due assessments (10 Yrs), late fees, and our mowing costs, the total owed is \$18,740. The foreclosure is currently in process. We will continue to keep you updated on this.**
- Compliance with our Covenants/Bylaws: As communicated in our First Quarter Update, the Board unanimously approved a Compliance Process to ensure we keep and continually maintain the standards of our beautiful neighborhood. It is outlined on our POA's website. We have had to implement the process a few times and the process appears to working as intended. All the issues raised to date have been generated by residents raising concerns of a neighbor being in non-compliance. We are using this process to treat all residents in**

- a fair and equitable manner. This is the same process used by Fox Mill and other surrounding communities. It is still our sincere hope this process is rarely if ever used.
- **Covenants/Bylaws Cleanup:** As you know, the wording of our documents are outdated with many references to the “developer”. We unanimously approved a review of our Covenants/Bylaws to remove any outdated language or items non-compliant with State law. We are still working through this process and will keep you updated on our progress.
- **Website:** We once again encourage all members to use our website to view the updated minutes from our Board meetings. It is also a good source to view our Covenants/Bylaws and documents from our Architectural Review Board (ARB). All our procedures and processes have been added to the website at HOAfoxcreek.com.
- **Member Mailing List:** Thanks for all of your input which enabled us to update our mailing list. We recently emailed an updated Community Directory to all of you. If there are any changes needed, please email us at HOAfoxcreek@gmail.com.
- **Welcome/Social Committee:** Heather Bettini has agreed to handle this year’s garage hop. Brad and Dana Van Camp has agreed to coordinate this year’s July 4th parade. Jerry and Christine Brauer will be our welcome committee for new residents.

Thanks so much for the efforts of these volunteers.

As we journey through Summer and you contemplate any changes to your landscape, patios, or homes, we encourage you to review the Architectural Review Board’s guidelines on our website. Please forward any questions or plans to HOAfoxcreek@gmail.com and the ARB will respond quickly back to you.

We again encourage you to attend our upcoming ALL resident meeting on 6/25 at 1PM. Please feel free to contact us at our email address listed above or to any of our individual emails listed below. We are confident by continually working together, we can maintain our beautiful neighborhood.

Sincerely - Your Fox Creek Board,

**Jim McKelvie - President
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**Terri Jacobsen - Treasurer
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**Thomas Bihun - Vice-President
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