

**MINUTES OF THE
BOARD MEETING OF THE
DEER CROSSING CONDOMINIUM ASSOCIATION
NOVEMBER 17, 2009**

APPROVED

BOARD MEMBERS PRESENT

Gary Wasson	President	
Jim Curland	Vice President	
Marvin Adler	Vice President	(via telephone)
Lyle Davis	Treasurer	
Robert Leach	Secretary	

OTHERS PRESENT

Glen Fulker	Cardinal Management Group of South Florida
Dana Fulker	Cardinal Management Group of South Florida

I. CALL TO ORDER/VERIFICATION OF QUORUM/PROOF OF NOTICE

Mr. Fulker called the meeting to order at 10:03 a.m., noting the presence of a quorum and confirming that the Notice of Meeting was posted on the property and mailed to all owners of record in accordance with the Association's policy and Florida law.

II. APPROVAL OF PRIOR MEETING MINUTES

Upon a motion made by Mr. Curland and seconded by Mr. Leach, it was unanimously agreed to approve the minutes of the February 19, 2009, Board of Directors meeting as presented.

III. APPROVAL OF 2010 BUDGET

The budget was reviewed, and there was discussion regarding reserves, delinquent assessments, and bad debt.

Upon a motion made by Mr. Curland and seconded by Mr. Leach, it was unanimously agreed to adopt the 2010 budget as presented, resulting in assessments of \$989.12 per unit per quarter.

IV. UNFINISHED & NEW BUSINESS

A. Open Forum. The floor was opened for questions and comments, and there was discussion regarding rules & regulations, landscaping, entrance gates, lift station odors, and the Fiddler's Creek Foundation.

B. Next Meeting. It was agreed to hold the next meeting on January 21st at 10:00 a.m., and to hold the Annual Meeting on February 19th.

C. Selection of Auditor. *Upon a motion made by Mr. Davis and seconded by Mr. Adler, it was unanimously agreed to select Stroemer & Tuscan to perform the Review of the 2009 financials.*

V. ADJOURNMENT

Upon a motion made by Mr. Curland and seconded by Mr. Davis, it was unanimously agreed to adjourn the meeting at 10:51 a.m.