



Aberdeen Creek HOA Newsletter – December, 2015

2016 Board of Directors

The Annual Members Meeting and November Board Meeting were held on November 19, 2015.

The Homeowners Association Board of Directors for 2016 will be:

President	Hank Schoening
Vice President	Nicole Geisler
Secretary	John Cirello
Treasurer	Cliff Reiss
Director	Rob Fisher

The Board approved the 2016 HOA budget with – for the first time in 3 years – a small increase in the annual assessment to \$440. This increase reflects higher operating costs and less assistance from community volunteers for maintenance of our common areas.

You will receive a bill for your assessment in December. Assessments are due on January 1. Please pay on time as late payments will incur both a late charge and interest on the unpaid balance and unpaid assessments will be sent to the HOA lawyer for collection.

Community Activities

A thank you to Nicole for suggesting the community garage sale on November 7. 15 homes participated. A thank you also to Amy for suggesting and to everyone who contributed to the Neighborhood party on the 15th.



A reminder – you can reach your neighbors through the Aberdeen Creek Neighborhood page on Facebook.



SouthShore Property Management Update

We are (still) waiting on the Hillsborough County Public Works Department to fund and schedule sidewalk repairs – the work order # is WR14397/TP18112

Please continue with your lawn and yard maintenance, pressure washing dirty driveways and sidewalks, cleaning mailboxes and painting or replacing faded mailbox flags, and following our vehicle parking restrictions. We have asked SouthShore to continue to monitor these items; your cooperation is requested.

HOA Business

The Board is pleased that some progress has been made with 2 of the 3 properties that were not being properly maintained. SouthShore Property Management is continuing to work with the Owners and Tenants.

Foreclosure action is continuing on 3 properties with delinquent assessments.

Wildlife – Please Exercise Caution

Two residents in the Southwest section of our community have reported seeing a poisonous Coral Snake (“...Red and Yellow Beware That Fellow...”).

We checked with Wildlife Joe – a wild life control trapper recommended by Hillsborough County (see the HOA website for his contact information). His advice – spreading ground-up mothballs (optionally mixed with bug killer) at the corners of the house, lanai and elsewhere will keep the snake away. You may also dispatch the snake – poisonous snakes are not protected - if you can do so safely.

