



Aberdeen Creek HOA Newsletter – October 2016

Annual Members Meeting November 16

The Aberdeen Creek Homeowners Association Annual Members Meeting will be held on Wednesday November 16, 2016 at 7:00PM at the Riverview Civic Center, 11020 Park Drive, Riverview Florida. Immediately following the Members Meeting there will be a Board Meeting. During this Board Meeting the Board of Directors positions will be assigned and the 2017 Budget will be adopted. At this time we expect to be able to forgo any increase in the annual assessment for 2017.

If anyone is interested in becoming a candidate for the HOA Board you must complete and return the Notice of Intent included with the meeting notice.

Community Activities

The Board receives an occasional inquiry regarding a community wide garage sale. Anyone who wishes to organize such an event can do so – please contact the Board to see how we can help.



Home Sales / New Residents

Please welcome our most recent new owners (8912) Rhonda Suggs and Guy Frazier.

SouthShore Property Management Update

SouthShore Property Management has added an assistant to our Account Manager Lynn Wheeler to ensure our community receives bi-weekly property inspections. Thank you to everyone for doing your part to keep our community looking great!

Board Activities

Parking – to ensure safe and unobstructed access to our community – especially for Police and First Responders - the Board has designated certain areas as “No Parking” zones. A map of these No Parking zones has been added to the HOA website www.aberdeencreek.com.

Board Activities continued...

Speed Limit – the Board is discussing a lowering of the speed limit in the community to ensure the safety of our children. Your feedback is welcomed.

Mailboxes – the Board has researched the availability of mailboxes that are consistent with our community standards. You can find this information on the website.

Landscaping – the sidewalk and fence along McMullen Loop recently were given their annual pressure washing. We expect to install mulch in the beds between the sidewalk and the fence in early October. Owners are reminded to keep up with maintenance of your individual properties including sidewalks, driveways, and fences – the Board is only responsible for maintenance of the common areas

Rental Restrictions – Aberdeen Creek is a Deed Restricted Community. One of our deed restrictions adopted in 2009 by a 2/3 vote of all our community owners prohibits renting property during the first year of ownership. The Board is discussing this particular restriction – so we keep it “as is” or modify it to provide some flexibility when dealing with extenuating circumstances that could impact the well being and safety of an owner or the community. The Board would appreciate feedback from our community.

Website – the Board is working on some improvements to our community website www.aberdeencreek.com

Community Maintenance Is Everyone’s Job

A reminder - everyone should feel empowered to handle certain matters for the good of our community:

Streetlight Not Working – TECO owns and maintains the streetlights. Report the number on the pole and the address to TECO by phone or online.

In-ground Box Cover Damaged – based on the type of box report the location to TECO, Frontier, Brighthouse or the Water company

Common Areas (Sprinklers, Fence, etc.) – report issues to our Property Manager or a Board member by phone, by email, or in person.