

THE CROSS CREEK CHRONICLE

JUNE 2018 Volume 18 Issue 1



From The President

2018 is shaping up to be a very busy year for your Board of Directors as, without any notice to the community or their clientele; the owners of the Cross Creek Golf Club have suspended operations at both the clubhouse and golf course. To date, the Association's calls and letters seeking clarification as their plans have gone unanswered, and the current situation does not look particularly promising.

The golf course is an important part of the community due to its impact on both ascetics and property values. To try and protect those values, the Board contacted a land use attorney once it became apparent that the club had suspended operations. Discussions with the attorney are on-going, and we are trying to sort out the Association's options going forward. Due to the legal nature of our communications I cannot go into detail at this time, but I can say that we are in the process of taking measures and seeking remedies given to the Association in both the Declaration of Covenants and the Golf Course Declaration that were recorded prior to the start of the community.

One of the initial impacts to the community will be the suspension of the 2018 pool season until we can get clarification on matters regarding access, insurance and utilities, as the bathhouse and pool are owned by the course. As for now, we do not have positive information about those items and we do not want to place the Association in legal jeopardy by opening the pool in the absence of the owners.

Once we have more solid information regarding

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From the Manager

Along with the Association's Board of Directors, I too have been very busy in dealing with the current situation with the golf course, primarily doing research to gain information in the absence of the course's owners. As you can imagine, it has been difficult to fully assess the situation when there are no answers to calls and other communications. We have been able to gather some information for the Board from various sources, but we need to learn much more before we can answer all of the questions regarding the future of the golf course and its associated recreational items.

We have also been active in the area of maintenance within the community. The Association's landscape contractor has finished their spring cleanup, fertilization, mulching, and they have begun a regular mowing schedule. The turf areas are in great shape, particularly with the recent arrival of much needed rain. Along with landscape maintenance has been the repair and painting of mailboxes in the area of Medallion Drive. To come are new sign inserts for the brick monuments at Alpenhorn Way, Medallion Drive, Big Horn Drive and Sawgrass Drive. The new sign inserts will replace the original ones, a number of which have recently lost letters and symbols or have faded with age.

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From The President

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the situation with the golf course, we plan to hold a community wide meeting to both share our findings and to answer any questions from members of the community. The date, time and place of this special meeting will be announced in a separate communication sent to each owner. We will also be reviewing how to compensate owners should the pool be closed for an extended period.

William Lee, President

Cross Creek Club HOA Board of Directors 2017

William Lee - President

Lorraine DiPietro - Vice President

Jasvinder Singh - Secretary

Andrew Leighton - Treasurer

Jacquelyne Ward-Richardson -Director

Carol S. Cade - Director

Gajinder Singh - Director

Neighborhood Watch Meetings

Meetings for 2018 are held every other month beginning in January. Meetings begin at 7:00 p.m. and until further notice will be held at the Conference Room of the Beltsville Branch Library - 4319 Sellman Road adjacent the District 6 Police Station. Meetings are held on the 4th Tuesday of the scheduled month.

Upcoming meeting dates:

July 24th

September 25th



*Sharon Wilder - Chair & Coordinator,
Neighborhood Watch Committee/*

Cross Creek Golf Club Community

E-mail address: RSWilder430@aol.com

Telephone: 301.595.7123

Cross Creek Board of Directors Meeting Schedule

The Cross Creek Club Board of Directors will meet on the 3rd Tuesday of each month.

Until further notice the meetings will be held in the conference room of the Beltsville Branch library. The library is located at 4319 Sellman Road adjacent the District 6 Police Station starting at 7:00 PM. During the first 15 minutes of each meeting there is a Resident's Forum, where residents can directly address the Board with any items they may care to discuss.

Cross Creek Club Board of Directors Upcoming Meeting Schedule for 2018

June 19th

July 17th

August 21st

September 18th

October 16th



**The Annual Meeting
for 2018 will be held
November 27th**

COVENANTS COMMITTEE:

The Architectural Review Meetings will be held the 4th Tuesday of each month at 6:30 PM. Until further notice the meetings will be held in the Conference Room of the Beltsville Branch Library - 4319 Sellman Road adjacent to the District 6 Police Station. Upcoming meeting dates are:

June 26th

September 25th

July 24th

October 23rd

August 28th

November 27th

Since our last report the Committee has reviewed nearly 50 modification requests that were submitted by owners. Encouraging to the Committee the great majority were submitted prior to the start of construction, and a number of projects included significant elements such as additions, decks, and landscape and hardscape improvements.

RECREATION COMMITTEE

The current situation with the golf course has thrown our 2018 plans quite a curve. With access to the golf clubhouse and pool in question we have begun to look for alternate sites to hold some of our traditional gatherings such as the community picnic and the Halloween and Holiday children's events. As venues are located and dates and times are set we will send out individual event flyers. We are also looking at possible new events such as block parties in individual areas that could be organized by each neighborhood and supported financially by the Association.

For alternate swimming locations this season The Fairland Aquatics Center located at 13950 Old Gunpowder Road, Laurel, MD 20707 offers both daily and monthly passes for children, adults, families and seniors. Single Season Family Memberships are also available at the Calverton Swim Club located at 12615 Galway Drive, Silver Spring, MD 20904. Interested owners can visit their website at CalvertonSwimClub.com for details.

From the Manager

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Aging not only affects our common area elements, it also affects the homes in the community. Just as mailboxes are repaired and repainted on a regular basis so should elements around owner's homes. A perfect example would be entry doors, wood trim, wood decks and railings, some of which still are clad with their original paint or stain. Another area of needed maintenance is the vinyl siding, particularly in shady areas where mildew has accumulated. Left untreated the mildew can leave stains that are very difficult to remove. It is in everyone's interest to perform routine maintenance of their property in order to preserve their property value as well as values in general throughout the community.

Jerry Strasbaugh, Manager, Cross Creek HOA

Summer Lawn Care Tips



Throughout the warm summer months it is important to ensure that your lawn is receiving adequate amounts of water. Approximately 1/2" - 1" of water per week, through rainfall or irrigation, is necessary for your lawn to continue to flourish during the hot and dry summer months. Lack of moisture will result in a stressed and eventually dormant lawn.

Another technique to relieve stress on your lawn is to raise the height of your mower blade to one of the highest settings, approximately 3 1/2" - 4". Taller grass will provide some shade for the base of the plant and allows the roots to remain cool.



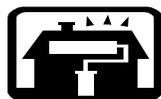
Cross Creek HOA c/o Pinnacle/LC
Phone: 703-591-0800
FAX: 703-591-0817
Email: pinnacle.lc@verizon.net

All HOA Payments are to be mailed to our Post Office Address:
Pinnacle L.C.
P.O. Box 3252
Oakton, VA 22124

AUTOMATIC ASSESSMENT PAYMENTS

Over the years we have had a number of residents ask about the possibility of setting up a direct debit payment plan or another electronic payment method to insure that their quarterly assessment payments were made in a timely fashion. In working with PNC Bank we believe that we have identified a plan that could accommodate direct payments. If you have an interest in making your payments using either of these methods please contact Pinnacle LC at pinnacle.lc@verizon.net

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“At Your Service”

Names submitted by satisfied customers



COMPANY	TELEPHONE NUMBER	COMPANY	TELEPHONE NUMBER
<u>CHILD CARE</u>		<u>HOME IMPROVEMENT</u>	
Dee's Family Day Care	(301) 572-6596	D.L. Davison Wallpaper Installation	(301) 982-0172
My Wonderworld Daycare	(301) 937-2697	Everton Burton Painting & Home Imp.	(301) 461-8709
<u>CLEANING SERVICES</u>		Galaxy Painting and Decorating	(301) 530-2600
Affordable Soft Wash Solutions	(301) 495-9274	Goodman Painting	(301) 957-1600
JE Cleaning Services	(703) 579-7588	Louver Shop (Custom Interior Shutters)	(301) 528-7866
No Limit Auto Detailing	(240) 417-9399	Dave's Painting & Repair	(301) 868-3305
<u>COMPUTER REPAIR</u>		<u>LAWN CARE</u>	
Eric Liu	(301) 202-8432	Gramicc Inc.-	(410) 591-2281
Betruk Mehari	(301) 642-5497	MVP Irrigation	(866) 432-7270
<u>ELECTRICIAN</u>		Jose Landscaping	(240) 888-8446
Michael Baggott	(301) 440-1947	Fairway Lawn Service	(301) 681-3000
Steed Electric	(240) 508-8769	Dan's Lawn and Landscape	(301) 572-6816
<u>FLOORING/TILE</u>		The Best Landscape Company	(301) 445-5010
George Newman	(202) 492-0388	True Green Chem Lawn	(301) 390-1800
<u>HANDY MAN</u>		Charles Smellie	(240) 388-7888
Jeeves Handyman Services	(877) 205-2174	<u>MOVING & Delivering</u>	
Tiffany's Renovations & Handyman Service	(301) 703-8044	Whaler Transfer	(301) 472-4623
<u>HEATING AND PLUMBING</u>		Lee Family Transit	(301) 919-6065
Sovereign Service	(301) 490-9500	<u>PET SITTING</u>	
Thomas Plumbing Co. (thomplum2014@verizon.net)	(301) 388-0461	Bear & Max Pet Services	(301) 474-3027
<u>HVAC</u>		Terripin Pets	(202) 528-3271
Wheat & Sons www.wheatandsons.com	(240) 399-5037	<u>ROOFING/GUTTERS/SIDING</u>	
ADI Heating and Air Conditioning	(301) 774-4200	PJ McTavish & Co (Pat McTavish)	(301) 476-8551
Roger Turman	(240) 882-2933	Gutter Covers of Maryland	(888) 325-5323
Andre' Hunter Company	(301) 420-2047	United National Construction	(410) 712-0900
		Gently Pressure Roof Cleaning	(410-712-0900
		<u>Tree Removal</u>	
		Myers & Laws Tree Service, Inc. (mysersandlawsinc@aol.com)	(301) 942-7597

These firms have been identified by residents in the Cross Creek community for having performed above average work. These companies are simply recommendations and their work is in no way guaranteed. Do you have a company that you would like to recommend?

Don't forget to visit the
Cross Creek HOA Website at..... www.crosscreekclub.com

