

Crown Valley Highlands Community Association

Minutes for the meeting conducted on

May 12, 2015

Board Members Present

Marc Winer, Chris Archuleta, Wood Clements, Robin Matlock and Derek Powell.

Call to Order

The monthly meeting was called to order at 7:00 PM.

Homeowner Discussion

The Board reviewed correspondence from the daughter of Mr. Rosi, the owner of 23482 Belmar.

The Board reviewed correspondence from Ms. Thorton-White, the owner of 29442 Kensington. It was noted the items in the letter were not under the jurisdiction of the association to address.

Mr. Pelton, the owner of 29432 Troon was present at the meeting. Mr. Pelton made a recommendation to place trail signs at the slope area above Colebrook. Mr. Pelton also noted issues of plant growth from neighbor's property onto the sidewalk.

Ms. Bruno, the owner of 29555 Kensington was present at the meeting.

Minutes & Financial Report

A motion was made by Mr. Clements, 2nd by Mr. Powell to approve the April 2015 meeting minutes as submitted. All in favor, motion carried.

A motion was made by Mr. Winer, 2nd by Mr. Clements to approve the April 2015 financial statements as submitted, subject to review by the association's CPA. All in favor, motion carried.

A motion was made by Mr. Clements, 2nd by Mr. Winer to approve the purchase of four CD accounts, \$100,000 each for 3, 6, 9 and 12 months. All in favor, motion carried.

Committee Reports

Architectural Committee

It was noted the committee had just completed the monthly inspection prior to the Board meeting.

Facilities Committee

It was noted that the pool renovations had been completed and final payment would be released to Alan Smith Pool. It was noted the pool was inspected by the County and passed for operation. The Board publicly thanked Mr. Powell for his countless hours of service and help with the pool renovation project.

It was noted the pool area signs were being replaced by Wet Willy's Pool Service.

A motion was made by Mr. Winer, 2nd by Mr. Archuleta to approve a bid from Seabreeze to purchase 18 new chairs at a cost of \$2,408.36. All in favor, motion carried.

The manager will solicit bids for electric solar panels for the clubhouse.

The manager will solicit bids for the replacement of damaged concrete at the clubhouse parking lot area and for the installation of additional iron fencing over the pool gate.

Communications Committee

No report.

Landscape Committee

Ms. Matlock updated the Board on the efforts of the Landscape Committee.

The Board reviewed the monthly report from the Soto Company.

Efforts will be made to investigate possible rebate money available for turf removal.

The Board reviewed and tabled a bid from The Soto Company to remove trees behind 29382 Troon at a cost of \$825.00. The Board will have the trees removed in the fall to avoid spreading disease to the surrounding trees.

Management Report

The manager updated the Board on the accounts receivable.

The manager provided a list of fob assignments to Mr. Powell.

The Board reviewed the annual calendar report for May 2015.

Old Business

None.

New Business

The Board reviewed and revised the 2nd story guidelines for attached homes. The changes will take effect immediately. The motion to approve the changes was made by Ms. Matlock, 2nd by Mr. Clements with all in favor.

Adjournment

There being no further business before the Board, the meeting was adjourned into closed session at 7:45 PM to discuss matters of delinquency.

Submitted by:

Jack L. Williams
Acting Secretary