

# **Crown Valley Highlands Community Association**

Minutes for the meeting conducted on

**June 9, 2015**

## **Board Members Present**

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

## **Call to Order**

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

## **Homeowner Discussion**

Mr. Cramer, the owner of 29612 Quigley was present at the meeting to address fines assessed to his account for alleged failure to maintain his back slope. It was noted a mistake was made and the fines would be reversed from his account.

The son of Mr. Parsa, the owner of 23491 Calverton was present at the meeting to address Architectural and Rules violations at the home. It was noted that some of the items had been addressed but the bricks on the walls at the driveway needed to be placed so that they were straight on the wall and the broken garage door window had to be replaced. The Board noted they would reverse the fines when those items were corrected.

Mrs. Hogan, the owner of 29512 Sedgwick was present at the meeting and asked the association to install a chair lift for the pool area. The Board noted the chair was not installed at the pool due to the fact the city and county did not require the device due to the fact the association pool is a private facility pool area. Mrs. Hogan suggested the association may be able to obtain a tax deduction for addition the device. The manager will inquire and advise the Board.

## **Minutes & Financial Report**

A motion was made by Mr. Archuleta, 2<sup>nd</sup> by Ms. Matlock to approve the May 2015 meeting minutes as submitted. All in favor, motion carried.

A motion was made by Mr. Powell, 2<sup>nd</sup> by Mr. Archuleta to approve the May 2015 financial statements as submitted, subject to review by the association's CPA. 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 additional bids were coming for concrete repair work at the clubhouse parking lot and to install additional iron fencing above the entrance gate at the pool area.

It was noted the manager had asked Vasco Solar for a bid to add electric solar panels at the clubhouse roof.

### **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 are underway to investigate possible rebate money available for turf removal.

Discussion was held with regard to the removal of the dead or dying common area trees behind 29382 Troon. It was noted the Board had approved the work to be done in the fall. The manager will send a letter to the owner letting him know of their intent.

### **Management Report**

The manager updated the Board on the accounts receivable. A motion was made by Mr. Powell, 2<sup>nd</sup> by Ms. Matlock to lien CVH-215 for non-payment of the assessments. All in favor, motion carried.

The manager updated the Board on information on efforts they are making to address the problems with the construction underway at 23511 Calverton.

It was noted the manager had purchased the CD accounts as approved by the Board.

### **New Business**

The Board authorized the manager to have the carpet in the clubhouse cleaned.

### **Adjournment**

There being no further business before the Board, the meeting was adjourned at 8:00 PM.

Submitted by:

Jack L. Williams  
Acting Secretary