

# **Crown Valley Highlands Community Association**

Minutes for the meeting conducted on

**January 10, 2017**

## **Board Members Present**

Robin Matlock, Marc Winer, Woody Clements and Derek Powell.

## **Call to Order**

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

## **Homeowner Discussion**

The Board reviewed a letter from the owner of 29782 Felton in which she was asking the association to pay \$216.00 for repairs made to her back fence which she claimed occurred as a result of a branch falling onto the fence from a common area tree. The Board noted there was no evidence of that event and denied the request.

Mrs. Johnson, the owner of 23501 Calverton was present at the meeting and asked about the status of the home at 23511 Calverton. Mr. Winer was able to address the questions and updated the owners present of the current association actions.

Mrs. Bailen, the owner of 29462 Troon was present at the meeting and asked about the association's policy on exterior paint colors.

## **Minutes & Financial Report**

The Board tabled the approval of the prior month's minutes.

A motion was made by Mr. Clements, 2<sup>nd</sup> by Ms. Matlock to approve the December 2016 financial statement as submitted, subject to review by the association's CPA. Mr. Powell abstained with all others in favor. Motion carried.

## **Committee Reports**

### **Architectural Committee**

No report.

### **Facilities Committee**

It was noted hot water could not be added at the shower as discussed without major re-piping efforts. The Board tabled the matter.

### **Communications Committee**

No report.

### **Landscape Committee**

It was noted the annual tree trimming contract had been completed by Harvest Landscape.

The Board reviewed the monthly landscape report from The Soto Company.

It was noted the association's landscaper was complying with the city's green waste elimination program.

## **Management Report**

The manager updated the Board on the accounts receivable. A motion was made by Mr. Clements, 2<sup>nd</sup> by Mr. Winer to approve the filing of liens against CVH-087-02 and CVH-090 for non-payment of the assessments. All in favor, motion carried

The Board reviewed the January 2017 Calendar.

## **Old Business**

None.

## **New Business**

The Board approved option one of the management fund transfer policy.

Discussion was held with regard to billing for parking lot light repairs. The manager will check on invoice 71128 from Three Phase Electric.

The Board reviewed bids for additional cleaning services from the janitorial service. The matter was tabled.

## **Adjournment**

There being no further business before the Board, the meeting was adjourned at 7:50 PM.

Submitted by:

Jack L. Williams  
Acting Secretary