

Crown Valley Highlands Community Association

Minutes for the meeting conducted on

September 21, 2021

Zoom.us Meeting ID 896 9500 8499

Approved

BOARD MEMBERS PRESENT

Marc Winer, Chester Siembab and David Thompson, Kevin Kirk

Absent: Derek Powell

MANAGEMENT PRESENT

Bonnie Atkinson, CACM with Huntington West Properties, Inc.

CALL TO ORDER:

7:00pm by Director Winer

Architectural-Approved by Board

29791 Preston- Roof and fence replacement. Painting of home.

29582 Colebrook- Landscape plans and gate replacement.

29245 Kensington Drive-Landscape plans and stem wall.

HOMEOWNER SESSION

None

MINUTES & FINANCIAL REPORT

A motion was made by Director Thompson, 2nd by Director Siembab to approve the July 20, 2021 meeting minutes. All in favor, Motion carried.

NOTE: There was no meeting in the month of August.

The Board reviewed the current financial statements for the month of July 2021. A motion was made by Director Winer, 2nd by Director Thompson, to approve the financial statements, pending final review by CPA. Current cash balance as of 8/30/21 was 1,184,869.28. All in favor, motion carried.

CD Investment: Current funds in the Pacific Premier Reserves are \$173,923.66. A motion was made by Director Winer, 2nd by Director Kirk, to move 100K from the Pacific Premier to invest for a term of 6 month with Wells Fargo Securities. CD maturity of 360K to be reinvested 200k for a 6 month, purchase 160K at 6months. All in favor, motion carried.

COMMITTEE REPORTS and BIDS

Landscape

The new Coral tree has been planted along with the refurbishment of the area on Niguel and Highland. A bid for annual tree trimming will be reviewed in the business session.

Facilities & Clubhouse

No report needed

MANAGEMENT REPORT

The Board reviewed the 2021 Calendar for the month. No action needed

The Board reviewed the inspection and Workorder logs.

The delinquency report was reviewed by the Board. A number of owners had their fob turned off d for being more than 60 days behind on dues. Letters were sent to those owners making them aware of the fob turn off.

BUSINESS

The Board reviewed the bids for upgrading the camera system at the pool area. All bids were tabled till January 2022. However, Hills Bros. needs to replace the newest camera that is near the pickleball court entry.

The Board reviewed the bid from Harvest Landscape Tree Division for the Annual tree trimming and the removal of two trees on the facilities slopes that are dying. The bid was based from a landscape walk with the landscape chairperson, management rep, and Sergio from Harvest Landscape. The final bid has been reviewed by the landscape chairperson for review and committee approved. A motion was made by Director Siembab, 2nd by Director Thompson to approve. All in favor, Motion carried.

ADJOURNMENT

There being no further business before the Board, the meeting was adjourned at 8:05PM

The next meeting is October 19, 2021 and will be held at the clubhouse.

Secretary's Certificate:

I certify that the foregoing is a true and correct copy of the minutes approved by the Board of Directors.

Bannie Atkinson

Name, Secretary or Acting Secretary

October 19, 2021

Approved date