

Crown Valley Highlands Community Association

Minutes for the meeting conducted on
May 8, 2012

Board Members Present

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

Call to Order

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

Homeowner Discussion

The Board reviewed an e-mail from Mr. Encinas of 23291 Cheswald. It was noted that the camper had been removed from his driveway as requested.

The Board reviewed a letter from Mr. Meihaus of 29212 Tierree in which he was writing in opposition to some common area trees. The Board noted that Mr. Meihaus should come to the meeting to discuss his concerns with them.

Ms. Olson of 29692 Felton was present at the meeting and noted she would be submitting a Home Improvement application for the replacement of her garage door.

Ms. Bruno of 29555 Kensington was present at the meeting and suggested the Board send bid proposals for major projects to the owners asking for their input or votes. Ms. Bruno asked for clarification as to how the Board has the right to make decisions on behalf of the association membership.

Committee Reports

Architectural Committee

It was noted that notice the committee and manager will perform the monthly inspection this coming Friday.

Communications Committee

Discussion was held with regard to the association's web-site. A motion was made by Mr. Powell, 2nd by Ms. Matlock to approve a budget of \$700.00 to create a web-site with the Internet Man. All in favor, motion carried.

Facilities Committee

It was noted that new light fixtures for the pole lighting had been installed.

The Board tabled the review of the bids to remove the existing iron fencing around the pool area and replacing it with vinyl coated, 1" chain link. It was noted that the Board wanted to see a sample of the fence material.

It was noted that the Board had installed the new pool furniture as approved.

Landscape Committee

The Board reviewed an e-mail from Mr. Leos in reference to the Hillcrest Village Homes. The e-mail addressed tree trimming issues. The matter was referred to The Soto Company to address any needed maintenance.

Ms. Matlock updated the Board on the new planting as part of the turf removal program. It was noted that we were ready to order the inspection with the MNWD.

The Board reviewed the monthly report from the Soto Company.

It was noted that efforts were underway to address the problems with the squirrel infestation that is causing damage to the slope areas.

Minutes & Financial Report

A motion was made by Mr. Clements, 2nd by Mr. Archuleta to approve the April 2012 meeting minutes with the correction noting that Mr. Clements was at the meeting. All in favor, motion carried.

A motion was made by Mr. Clements, 2nd by Mr. Archuleta to approve the April 2012 financial statements as submitted, subject to review by the association's CPA. All in favor, motion carried.

Management Report

The manager updated the Board on the accounts receivable.

The Board reviewed the annual calendar report for May 2012.

New Business

A motion was made by Mr. Powell, 2nd by Mr. Clements to approve the bid proposal from Reserve Data Analysis to perform the annual reserve study report. All in favor, motion carried.

Adjournment

There being no further business before the owners in open session, the meeting was adjourned at 7:55 PM.

Submitted by:

Jack L. Williams
Acting Secretary