

Crown Valley Highlands Community Association

Minutes for the meeting conducted on

September 9, 2014

Board Members Present

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

Call to Order

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

Minutes & Financial Report

A motion was made by Mr. Archuleta, 2nd by Mr. Winer to approve the August 2014 meeting minutes as corrected. Mr. Archuleta abstained with all others in favor, motion carried.

A motion was made by Mr. Clements, 2nd by Mr. Archuleta to approve the August 2014 financial statements as submitted, subject to review by the association's CPA. All in favor, motion carried.

Homeowner Discussion

Ms. Olson, the owner of 29692 Felton was present at the meeting.

Mr. Pelton, the owner of 29432 Troon was present at the meeting and noted the problem with residents' plant material growing onto the sidewalks.

The Board reviewed a Home Improvement application from the owner of 29381 Troon for the installation of solar panels onto their roof. A motion was made by Mr. Winer, 2nd by Mr. Archuleta to approve the request as submitted. All in favor, motion carried.

The Board reviewed a Home Improvement application from the owner of 29681 Preston for the replacement of their perimeter fence. A motion was made by Mr. Winer, 2nd by Ms. Matlock to approve the request as submitted. All in favor, motion carried.

The Board reviewed a Home Improvement application from the owner of 29412 Troon for the re-landscaping of their yard. A motion was made by Mr. Winer, 2nd by Mr. Archuleta to approve the request as submitted. All in favor, motion carried.

The Board reviewed a Home Improvement application from the owner of 29721 Kensington for the replacement of their front door and windows on their home. A motion was made by Mr. Winer, 2nd by Ms. Matlock to approve the request as submitted. All in favor, motion carried.

Committee Reports

Architectural Committee

It was noted the manager had performed the most recent property inspection prior to tonight's meeting.

Communications Committee

No report.

Facilities Committee

The Board approved a bid from Brian Cass for the installation of the barrier arms at the driveway located at the corner of Niguel and Highlands.

Landscape Committee

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

The Board reviewed the monthly report from the Soto Company.

Management Report

The manager updated the Board on the accounts receivable. A motion was made by Mr. Clements, 2nd by Mr. Archuleta to lien CVH-139, CVH-210 and CVH-419 for non-payment of assessments. All in favor, motion carried.

The Board reviewed the annual calendar report for September 2014.

A motion was made by Mr. Clements, 2nd by Mr. Archuleta to purchase three CD accounts, \$100,000.00 each for three, six and nine month terms at the best available rate. All in favor, motion carried.

Old Business

None.

New Business

A motion was made by Mr. Clements, 2nd by Ms. Matlock to approve the proposal from Robert Owens, CPA to perform the 2014 state and federal taxes and the annual review at a cost of \$1,200.00. All in favor, motion carried.

Adjournment

There being no further business before the Board, the meeting was adjourned into executive session at 7:30 PM to conduct a hearing with CVH-039.

Submitted by:

Jack L. Williams
Acting Secretary