

Crown Valley Highlands Community Association

Minutes for the meeting conducted on
April 9, 2013

Board Members Present

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

Call to Order

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

Homeowner Discussion

Mr. Stephens of 23262 Cheswald was present at the meeting to discuss the proposed replacement of the pool fence. Mr. Stephens noted he was opposed to the use of chain link fencing.

Mrs. Bailen of 29462 Troon was present at the meeting to discuss the proposed replanting of the slope area at the end of Troon. Mrs. Bailen offered to have her son create a planting proposal for the Board to consider.

Ms. Pelton of 29432 Troon was present at the meeting and asked about an update on the common area planting, the removal of the dead pine tree at the end of Troon Street, the addition of lighting at the entrance of the clubhouse and the proposed replacement of the pool fencing.

Ms. Winters of 23281 Cheswald was present at the meeting to discuss the proposed replacement of the pool fence. Ms. Winters noted she was opposed to the use of chain link fencing.

Committee Reports

Architectural Committee

It was noted the committee had completed the property inspection.

Communications Committee

No report.

Facilities Committee

The Board asked the manager to solicit bids for the replacement of the pool fencing using iron fencing and block wall and iron fencing.

It was noted that the approved installation of the two large up-lights at the Pepper Tree directly to the left of the clubhouse parking had been completed.

Landscape Committee

Ms. Matlock updated the Board on the efforts of the committee.

The Board reviewed the monthly report from the Soto Company.

The Board approved using Brian Fox to complete the needed concrete repairs and replacement throughout the community.

It was noted that The Soto Company had removed the palm tree at the end of Troon as approved.

Minutes & Financial Report

A motion was made by Mr. Clements, 2nd by Mr. Archuleta to approve the March 2013 meeting minutes as corrected. All in favor, motion carried. It was noted that Mrs.

A motion was made by Mr. Clements, 2nd by Mr. Archuleta to approve the March 2013 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. A motion was made by Mr. Clements, 2nd by Mr. Archuleta to file liens against CVH-044, CVH-120, CVH-260 and CVH-385 for non-payment of assessments. All in favor, motion carried.

The Board reviewed the annual calendar report for April 2013.

New Business

The Board tabled the review of bids from Taylor Tennis Courts for the installation of a volleyball court and horse-shoe pit in the common area in back of the pool area. Mr. Clements noted he would till the sand and evaluate the condition of the volleyball court. The Board agreed to reimburse Mr. Clements for the costs for the fuel he will use when operating the equipment to till the sand.

Discussion was held with regard to renovating the clubhouse. The matter will be on the next agenda for discussion.

Adjournment

There being no further business before the owners in open session, the meeting was adjourned into closed session to discuss matters of delinquencies at 7:50 PM.

Submitted by:

Jack L. Williams
Acting Secretary