

# **Crown Valley Highlands Community Association**

Minutes for the meeting conducted on  
**September 10, 2013**

## **Board Members Present**

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

## **Call to Order**

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

## **Homeowner Discussion**

Ms. Bruno of 29555 Kensington was present at the meeting with the buyer of the home at 29641 Preston. The discussion dealt with the proposed repainting of the exterior of the home. The Board noted they had reviewed and approved the Home Improvement application for the newly proposed color and would send that approval information to the current owner of the home. It was noted the Board approved Vista Paint color scheme #23.

It was noted that repairs were needed to the pool tile and coping.

Ms. Pelton of 29432 Troon was present at the meeting to address various matters with the Board including the proposed completion date of the planting at the Colebrook slope area and pending tree trimming and selective removal.

The Board reviewed an e-mail sent by Ms. Nelson of 29422 Troon.

Mr. Cerneka of 29442 Troon was present at the meeting.

## **Committee Reports**

### **Architectural Committee**

It was noted the manager had completed the property inspection prior to the meeting.

### **Communications Committee**

The manager provided information on the number of site hits made to the association's web site over the past few months.

### **Facilities Committee**

It was noted the heater replacement project was underway and would be completed in the next few days.

It was noted the manager had contacted Reserve Data Analysis and had them adjust the reserve study report to show the pool deck replacement in three years.

### **Landscape Committee**

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

The Board reviewed the monthly report from the Soto Company.

## **Minutes & Financial Report**

A motion was made by Mr. Clements, 2<sup>nd</sup> by Ms. Matlock to approve the August 2013 meeting minutes as submitted. All in favor, motion carried.

A motion was made by Mr. Clements, 2<sup>nd</sup> by Mr. Powell to approve the August 2013 financial statements as submitted, subject to review by the association's CPA. All in favor, motion carried.

It was noted that the manager had arranged for the purchase of one, \$100,000.00 CD for a term of one year at the best available rate as approved by the Board.

### **Management Report**

The manager updated the Board on the accounts receivable. A motion was made by Mr. Powell, 2<sup>nd</sup> by Mr. Clements to file liens against CVH-079 and CVH-377 for non-payment of assessments. All in favor, motion carried.

The Board reviewed the annual calendar report for September 2013.

### **New Business**

It was noted that bids would be solicited for the pool maintenance service.

The Board approved soliciting bids for the replacement of the pool fencing using the 6' slump-stone block wall with a 2' iron extension.

### **Adjournment**

There being no further business before the Board, the meeting was adjourned into closed session at 8:25 PM to discuss collection issues.

Submitted by:

Jack L. Williams  
Acting Secretary