

**CROW CANYON HOMEOWNERS ASSOCIATION
BOARD MEETING
MINUTES
JULY 18, 2024**

Call to Order

The Meeting was called to order at 7:05 pm by Board President Peter Geddis. Directors present included Laura Ferree, Kent Foo, Santosh Kumar and Dick Lloyd. Community Manager Jennifer Tavares of Homeowner Association Services was also present. Five Homeowners were present in person/via Zoom.

Minutes

The Board reviewed the meeting minutes; **(MSC) 5-0**: to approve the Regular and Executive Board Meeting Minutes from May 16, 2024.

Financials

The Board reviewed and approved the financials from April - May 2024, **(MSC) 5-0**.

The President advised that financials are trending favorably due to irrigation being under budget by \$22,000.00.

New Business

- a. Spring Rebate: CCH will receive a cumulative total of \$1450.00 for water saving measures via applications submitted by Artistic landscape.
- b. The Board approved the Gutter Cleaning Proposal from Commercial Gutter, \$9850.00 for three services: fall, winter and spring. One additional cleaning prior to painting and repairs, **(MSC) 5-0**.
- c. The Board updated the community on Parking patrol.
- d. The Board approved a proposal from Artistic Landscape for Clock D irrigation split on Oneida; \$4740.00 from Reserves, **(MSC) 5-0**.
- e. The Board approved a proposal from Artistic Landscape for Berm clean up in preparation for security fencing installation; \$89800.00 from Reserves, **(MSC) 5-0**.
- f. Maintenance Requests: *For consideration*.
 - 2200 Oneida – Fence repair to exclude gate, PMS \$950.00; held for fence repairs
 - 419 Oneida – Moss cleaning on roof, PMS \$2160.00; the manager will obtain another bid

The Board ratified the following expenses, **(MSC) 5-0**:

Clock A – Battery Timer, \$1300.00, Reserves

Clock A – Rewire, Artistic, \$17700.00, Reserves

Clock I – Replace controller, \$3525.00 Reserves

Gate Repairs - Oneida, display assembly/camera, Automatic Gates & Access, \$3675.00 Reserves

Tree and Shrub Removal – 321 Rappahannock, Tree West, \$595.00

Tree Removal – 2133 Shoshone, Tree West, \$1460.00.

Pool Light Replacement – Waves Above, \$1247.19, Reserves

Unscheduled New Business

No items.

Homeowner Forum

Homeowner discussion topics included questions regarding the community-wide painting project; irrigation and sprinkler issues.

Adjournment

The meeting was adjourned at 8:01 pm.

Next Meeting

The next meeting will be held on Thursday, September 19 at 7:00 pm.

Secretary