

**Crestwood Village at Frederick Homeowners Association, Inc.**  
**Notes of Community Meeting, March 19<sup>th</sup>, 2024**

**Board of Trustees**

John Kendall – President	Doug Dawson – Vice President	Doris Vierbuchen – Treasurer
Vickie Johnson – Secretary	Sally Livingston – Trustee	Paula Blundell – Trustee
John Morrill – Trustee		

President John K called the meeting to order at 7 pm.

**1. Introduction of New Residents** - No new residents present.

**2. Treasurer's Report** – Doris deferred a report since there would be a presentation on the 2024-25 budget.

**3. Information/Potential Board Agenda Items**

- a) 5802/5804 Lantana Circle Condo building roof repairs by PJ's Roofing. Shirley reported that bids were obtained and repairs done. Board approved by email.
- b) Be-Secure. Contract expiring 8/2024. Shirley reported that there was an updated contract to begin July 1, 2024. Hours will be 11 pm to 4 am with the routes varied each hour.
- c) Soft Washing condo buildings in Basswood and Box Elder. Shirley reported that costs will be \$750 for each building. Neighbors have been contacted and will be reimbursed \$20-25 for water use to do the buildings.
- d) Revitalization update. John M reported that there are two new electric outlets – one in kitchen, another in ping pong room. Pictures in the auditorium have been taken down and put in albums that are in the library. At the sign in tables, there were some pictures of what the lobby could look like with the bookshelves. They meet at 1:30 the Wednesday prior to the community meeting in the Clubhouse. All are welcome.
- e) Pool restroom floors will need to be repaired/replaced. Shirley reported that we have received a bid for both pool restrooms and she hopes to receive another bid before the Board next week. Resident commented that one toilet was not water efficient and asked that a more efficient be installed with the repairs.
- f) Osprey agreed to plant additional trees behind Box Elder. John K reported that Osprey has agreed to plant additional trees/shrubs in the area.
- g) Osprey closing two gaps in the fence between Crestwood and Crestwood Manor. John K stated there is a gap between our fence and their fence on both sides of New Design Road. They will close both gaps. There are also two openings at the back of Crestwood Manor property that will be closed with gates as they are currently open for construction.
- h) Vickie Johnson was nominated to be the Board liaison to *The Village Voice* Committee. John K stated that the Board will act on this at the next meeting.
- i) Floor Nominations. Donna Dawson, Nominations Committee announced that more candidates are needed for the Board and the two committees – Activities and Clubhouse Funds. Applications in the office.
- j) Amendment to ARC – Doug announced that ARC will be asking the Board for additional restrictions that no artificial trees, shrubs or vines be allowed.
- k) Review of the approved budget for 2024-2025. After the Committee Reports, Bernadine Hoffman reviewed the 2024-25 budget for those present. Copies of the budget were available to those attending. Also explained that HOA assessment fees would be increased by \$5/month for homes and \$20/month for the condos to balance the budget. A handout was provided including information on three ways to pay HOA fees.

#### **4. Committee Reports**

- A. Activities – Arlene Duda announced activities for rest of March, April and May. Look for the April pink sheet. Signs will be posted at three locations when food trucks will be here beginning in April.
- B. ARC – Linda Wensley had no report.
- C. Clubhouse Funds – Stephen Meyers had no report.
- D. Hospitality – Therese Oseneek reminded to let Hospitality know of any illnesses, deaths, etc. so they can send cards, etc.
- E. Building and Grounds – John Kendall reported that the landscaping company spread preemergent on the grass.
- F. Neighbors Helping Neighbors – Caroline Bolin – Bernadine Hoffman reported for Caroline. Appointments for Elly are wait list for April but some still available for May. Meals on Wheels volunteers will soon be delivering meals to residents again in the near future. Karen Galloway has agreed to be the lead coordinator for the program.
- G. Neighborhood Watch – Paula Blundell reported that the security contract is underway.

#### **5. Property Manager - Shirley reported the following:**

- Clagett has informed her that the average HOA fees for other communities range from \$300 to \$400/month with not as many amenities.
- Soft washing is available for homes. Information at the Clubhouse. Time sensitive.
- Resident registration forms. Around 265 have been submitted. Need to have everyone submit so the information is available in case of emergencies, etc. They were due March 1.
- Pool season – There will be new blue passes and new guest passes this year.
- Landscaping initiative – She is working to get four quotes from landscaping companies, to help residents with their flowerbeds. If residents would like help with landscaping, forms are available at the Clubhouse and time sensitive. She would like to get quotes by the end of March.

#### **6. Trustee Comments**

- Doug commented that the soft washing will increase the cost of water bills. Mowing starts in April.
- John M commented that the new look of *The Village Voice* has had many positive comments and thanked staff. Also reminded that Bingo is every Wednesday and come join the group.
- Sally announced that the Maryland Highway Safety Office will conduct CarFit for residents on Wednesday, April 24 from 10 am to 3 pm. Sign ups will begin on April 1 and more information in the April *Village Voice*.

#### **7. Questions/Comments**

- Resident commented that the grass is getting tall in areas and need mowing now. Shirley reported that the company was unable to come until April.
- Question on uniforms and are we still providing them. We can't end the contracts until next year. After that, we will purchase them.

- Resident asked a question on how does a person get on the ARC Committee? Doug explained that when a vacancy occurs, volunteers are recruited but no vacancy at this time. Chair is determined by committee. Resident expressed opinion that ARC members should be elected with term limits.
- Announcement that sign up for crafts is on the table in the back.
- Resident understood that the fencing around Crestwood Manor was to be on top of the berm and it is not.
- Resident said she is looking at costs for using local solar farms for electricity as a friend reduced her bill by a significant amount. Will share information when she has more.

**8. 50/50 Drawing** was conducted.

**9. Adjourn at 8:05 pm.**