

**CRESTRIDGE ESTATES HOMEOWNERS' ASSOCIATION
BOARD OF DIRECTORS MEETING
WEDNESDAY, OCTOBER 10, 2018**

MINUTES

The Board of Directors Meeting of the Crestridge Estates Homeowners' Association was held on Wednesday, October 10, 2018 at the home of Board President Donna Evans.

The meeting was called to order at 6:00 pm by Board President Donna Evans who welcomed everyone to the meeting. All five (5) board members were present; therefore there was a quorum.

Board Members Present: Donna Evans, President
Deb Craiger, Treasurer
Neil Ware, Secretary
Mike Mitchell, Director
David Quiett, Director

Board Member Absent: Dan Murphy

CLCM Representative Present: Susan Quartucy

Homeowners Present: Wally Hathaway
Mike & Sheila Middleton
Dwight & Barbara Isborn
Anthony & Karen Soto
Stephanie Quiett
Shirley Overman

APPROVAL OF AGENDA

The Board received and reviewed the Agenda.

A motion was made by Donna Evans, seconded by Neil Ware and carried unanimously to approve the Board Meeting Agenda as submitted by Crystal Lake Community Management.

OPEN FORUM

Approximately ten (10) homeowners were present at the meeting and discussions were held in regards to the parking and storing of Recreational Vehicles on the homeowners

properties. Several of the homeowners stated they feel since they live on acreage they should be able to store their recreational vehicles on-site.

Mr. Quiett informed the homeowners present that the CC&R's were due to expire in 2020 and at that time the HOA can decide whether they want to renew the CC&R's and keep an HOA or let it expire and not have a HOA. Board President Donna Evans and Board Treasurer Deb Craiger both stated that they bought into this community as many other did because there was a HOA to protect their investments and they both built RV garages for their recreational vehicles as stated in the CC&R's.

Several discussions were held on the enforcement of this policy and the amendment of the CC&R's which is what it would take to change this policy. In order to amend the CC&R's, the Association would need a 75% affirmative vote of the homeowners to approve the amendment. Board President stated that we should continue to enforce this policy until the homeowners vote on whether to amend them.

David Quiett stated he would like to chair a new committee to work on revising the CC&R's stating they are very outdated and have several areas that need to be revised. Several of the homeowners present volunteered also to serve on this committee with him. David stated he would start the process and meet with the homeowners to discuss and put together other items in the CC&R's that should also be addressed.

APPROVAL OF MINUTES

The Board received and reviewed the minutes of the April 26, 2018 Board Meeting.

A motion was made by Neil Ware, seconded by Deb Craiger and carried unanimously to approve the April 26, 2018 Board Meeting Minutes.

FINANCIAL REVIEW

The Board received the financial statements for the month ending September 30, 2018.

Susan Quartucy of Crystal Lake reviewed with the Board the financial report stating there is currently \$5,628.97 in the Association's operating account as of September 30, 2018.

A motion was made by Donna Evans, seconded by Deb Craiger and carried unanimously to approve the September 30, 2018 financial Statements for filing as prepared by Crystal Lake Community Management.

2019 BUDGET

The Board received and reviewed the proposed 2019 Budget. Susan Quartucy reviewed several of the line items and a discussion was held on whether or not the Association should hold a "Community Potluck" this year, which everyone thought was very successful.

Upon further review of the 2019 Budget, a motion was made by Deb Craiger, seconded by Donna Evans and carried unanimously to adopt the 2019 Budget.

CLCM Management Agreement

The Board received and reviewed the management agreement for services provided by Crystal Lake Community Management, which reflected an increase.

A motion was made by Deb Craiger, seconded by Donna Evans and carried unanimously to approve the 2018 Management Agreement with Crystal Lake Community Management.

GENERAL DISCUSSION – NEW BUSINESS

2019 Meeting Dates

The Board agreed upon the following meeting dates for 2019:

- Wednesday, January 16, 2019 Deb Craiger's home
- Wednesday, April 17, 2019 Neil Ware's home
- Friday, July 12, 2019 (Annual Meeting)
- Wednesday, October 16, 2019 Donna Evans' home

ADJOURNMENT

With no further business to be conducted, a motion was made by Donna Evans, seconded by Mike Mitchell and carried unanimously to adjourn the meeting at 7:39 pm.

Respectfully Submitted:

Susan Quartucy
Community Manager

Acknowledged By:

Neil Ware
Secretary