

**CRESTWOOD VILLAGE HOMEOWNERS BOARD MEMBERS
MEETING - JUNE 2, 2020**

Meeting was called to order at 6:00 P.M. and adjourned at 7:30 P.M.

Attendees: Cullen Blalock, President
Jean Fucich, Treasurer
Norma Cruz, Acting Secretary
Brandon McClure, Vice President

Haley Rogers, Property Manager,
Regency Multi-Family Services

Finances:

1. Status on Transition of Records and Funds from Forrest & Fields ("F & F")

Ms. Haley advised \$7,656.76 was collected from F&F which represented the operating account balance. This balance also included payment of dues for the current year from a few residents. The funds were deposited upon receipt in the escrow account held by Regency Multi-Family Services.

The total operating account balance being held by Regency as of 6/2/2020 is \$29,618.65.

2. Proposed Budget of \$32,100.00 was discussed. The proposed budget includes a 3 percent increase for electricity and water. The total anticipated expenses for 2020-2021 is \$32,746.00. A difference of (-)\$646.00. Any unused funds will be transferred to a reserve account for emergency storm cleanup and repairs to electrical facilities and maintenance or repairs to the common areas.

A motion to accept the proposed budget was accepted and passed.

Collection of dues:

2020-2021	\$32,100.00
Opening balance	13,640.00
Fees collected to date	18,460.00

Late Fees will be charged on July 1, 2020.

3. The board was also advised that F & F deducted a management fee of \$300.00 for the month of March. Cullen advised that he would speak to F & F about this fee and ask that the fee be returned. It was determined this fee was for the month of February.

4. The liability insurance will be paid annually rather than semi annual to save on the installment fees.

Maintenance:

1. Chalo's Lawn Services has been submitting their bills later than normal. Bills will need to be sent by the 20th of each month. We will be unable to pay bills for two months at one time.

It was requested that a new proposal be submitted by Chalo's Lawn Services similar to the form utilized by Off the Top.

Haley is waiting for an additional bid from Grace Valley Landscaping.

2. Lighting at Main Entrance.

In an effort to reduce our electrical bill, the bulbs at the main entrance will be changed to LED lights by Brandon McClure, who volunteered to purchase and change the bulbs.

A motion was made and accepted.

Annual Meeting

It was voted to hold the Crestwood Village Homeowners Association annual meeting on July 14, 2020 at 6:00 p.m. at Harvest Church. A donation of \$100.00 will be made. A motion to order signs to advise the residents of the HOA annual meeting was made and passed.

Violations:

102 Frankfort

We are still dealing with the fence issue and are awaiting for bids to repair fence from a license and insured company. The owner continues to be uncooperative.

118 Frankfort

The fence is taller than usual on the left side. A Motion was made to grandfather the fence as is was made and accepted.

111 Petersburg Court

It was noted that the owner has placed foil on the windows to reflect the sun. No action will be taken.