

# Crestview Homeowners Association

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Good day Crestview HOA Residents and any non-occupied Owners!

New residents, welcome to our community! We are delighted to have you as part of our HOA, where we are committed to maintaining a safe, beautiful, and thriving neighborhood for all. Your five-member Board is dedicated to preserving the integrity of our properties and protecting your investment.

As we step into 2025, we do so with optimism and a shared commitment to excellence, even as we navigate challenges both at home and abroad. We also take a moment to honor and remember the cherished long-term residents we lost in 2024. Their presence in our community will be deeply missed.

## **Annual HOA Meeting & Community Dinner**

We are pleased to invite all residents and non-occupied homeowners to attend this year's annual meeting. Please refer to the enclosed agenda for details. As a token of our appreciation, the HOA will once again provide a complimentary, all-you-can-eat dinner, featuring a full meal, beverages, and dessert. This is our way of thanking you for upholding our community standards and ensuring that our neighborhood remains a place of pride and beauty.

A gentle reminder: maintaining your property—both front and side yards—is essential. If you are unable to do so personally, we encourage you to hire a landscaper to assist. Please keep all areas free of debris, including leaves and pinecones, to uphold the pristine condition of our neighborhood.

## **Our HOA: Strong & Secure**

We are pleased to report that our HOA remains financially sound, with no significant violations or crime incidents. Crestview HOA continues to be one of the most well-regarded communities in the Verde Valley, thanks to the collective efforts of our residents. Your commitment to maintaining high standards not only enhances our quality of life but also increases property values when the time comes to sell.

We will continue to keep you informed of any developments that may impact our community. We encourage all residents to review our Governing Documents, available on our website, to stay informed about policies that help us maintain the excellence of our neighborhood. Additionally, we have openings for two new Board Members—please consider lending your time and expertise to serve our community.

## **Community Standards & Reminders**

To ensure the continued well-being and organization of our HOA, we ask that all residents adhere to the following key guidelines:

### **Your Crestview HOA Board**

**Lou Ingutti – President**

**Justin White – Treasurer**

**Anna May Cory – Leased Property Coordinator**

**Art Rossman – Architectural Control Chair**

- **Occupancy Updates:** Notify the HOA immediately if there is a change in residency, whether temporary or permanent, including when ownership transitions due to incapacity or passing of a primary owner. Please contact a Board Member, send an email, or mail a written notice to the HOA's address.
- **Parking Regulations:** Vehicles must not obstruct sidewalks, whether parked in driveways or on the street. Please remind family members, visitors, and service providers of this rule. Additionally, vehicles may not be parked on gravel areas adjacent to driveways.
- **Pet Courtesy:** Dog walkers, please ensure any displaced gravel from your pet's activities is swept back into place.
- **Trash Collection:** Trash receptacles should be placed outside no earlier than late afternoon or early evening before collection day and must be returned inside the garage or stored behind the A/C compressor after pickup.
- **Newspaper Pick-Up:** Any newspapers delivered to your driveway should be retrieved the same day or by the following morning, regardless of whether you intend to read them.
- **Street Parking Etiquette:** If you must park on the street, ensure your vehicle is positioned in the direction of traffic flow and does not encroach upon the sidewalk.

We deeply appreciate your cooperation and dedication to making Crestview HOA an outstanding place to call home. Together, we will continue to foster a strong, vibrant, and welcoming community.

Thank you very much!

*Louis M. Ingutti*

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President  
Crestview HOA