

**Crestwood Village at Frederick Homeowners Association, Inc.**  
**Community Meeting Notes, February 17, 2026**

**Board of Trustees**

**Present:** John Morrill – President, Sally Livingston – Vice President, Doris Vierbuchen – Treasurer,  
D Nicewarner – Trustee, Leslie Sullam – Trustee

**Absent:** Paula Blundell – Secretary, Chris Molishas– Trustee

The Board invites all residents attending this community meeting to share their questions, comments, or concerns about the topics on the agenda. When a topic is called, please raise your hand, and you will be recognized to speak. Comments unrelated to the agenda will be addressed at the end of the meeting.

President John called the meeting to order at 7 pm with the following remarks:

Before we begin our community meeting, I would like to make a few comments about the snow removal bill that will be coming due very soon.

First of all, we all know how difficult this snow event which fell on the last days of January...It has been a struggle to get everything cleared away. The snow is still with us!! Unlike other snow storms, the snow and icy conditions have persisted.

The Heritage snow removal crew could have been more prepared for the storm and we all could have been more prepared as well. We received the final snow removal bill. That included 1,482 hours of hand shoveling to clear our community. That's over two months of work and that work was done in freezing temperatures and over a week long. We are grateful to those workers who worked so hard to clear everything.

We will be meeting with the Heritage team on February 26<sup>th</sup> to go over the process of snow removal and to be certain that they know our priorities before the next snow.

We will be looking at how to pay the bill with using our operating funds and/or borrowing from the reserve account and pay it back. We don't believe we will need a special assessment at this point.

Please give us time to talk to Heritage, seek advice from Finance Committee and all your thoughtful and kind suggestions as well.

In the meantime, Please Pray for No Snow!! Any questions.

Comments:

- Provide those on the priority list something (flag) to put out before a snow fall. Currently, there are 10 residents on the priority list who work or have medical needs. Contact the office if you need to be added.
- Concern that all the streets and courts were not plowed first.
- Install cluster mail boxes throughout the community. Another person noted that once a mode of mail delivery is decided, it is very difficult to get it changed.
- Put MOW clients on the priority list. Submit the list to the office prior to any predicted snow.
- Need to clear the cluster mail boxes on both sides.
- This was a rare snow/ice storm, once in 10 or more years, so need more understanding.
- Snow removal crew did a great job when they did it.

**I. Introduction of New Residents** – None present.

**II. Treasurer's Report** – Doris stated we do not have the financials from our Accountant yet. However, in looking at the invoices, only two items were above monthly budget. Overall, looks like a good month.

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

- 1. Bus Repairs** – Board to reaffirm electronic vote that took place on Feb 4<sup>th</sup> for a total of \$1,012.67 to repair the bus. Recently the bus broke down with residents on board and had to be transported back home.
- 2. New bus** – Board to possibly discuss potentially buying a new bus for trips. Board will be looking at how bus is used, need for bus or vans? Look at to create a group to research all aspects for new purchase.
- 3. Exterior Maintenance Service Chart** – Board to possibly approve updated chart.

4. **Reserve Study** – Quick overview regarding updated Reserve Study for 2026. Shirley explained about the reserve study and what it includes that the previous study did not. It was well done and much better than previous study. Study projects when various major items, such as roads, etc. need to be done.

#### IV. **Committee Reports**

Activities - Mariletta shared information on February and future activities. Invited those interested in attending committee meeting on March 3. More members are needed both to run in the election and as Ad Hoc members.

ARC – Linda Wensley – No report

Clubhouse Funds – Sam Oliver announced that the yard sale will be May 16<sup>th</sup>.

Hospitality – Therese Oseneek not present. Sharon Cullop reported they continue to send cards and gift baskets to residents as needed. Thanks for resident donations and, if not donated yet, please do.

Neighbors Helping Neighbors – Caroline Bolin mentioned the blue insert in the February Village Voice on services available for seniors as well as the Frederick County Resource Directory of services. Mentioned that Elly and Teresa will be here again in March so sign up at desk. Elly can only answer Medicare questions.

Election committee – Linda Bell asked for everyone to think about running for one of the 11 spots in the upcoming election as well as volunteering for the various committees. The Call for Candidates Team will be calling residents in March. They are Marilyn Abel, Linda Brack, Sue Bridenbaugh and Carol Hubshman. Bernadine discussed a new law requiring HOA have independent committee to do elections and that our Election Committee meets the qualifications. She outlined the roles of the committee.

Building and Grounds – Julie Drennan – No report

#### V. **Specialty Group reports**

Craft Club & Gardeners – Linda Meyer not present. Leslie said you can sign up when you come to the class.

Working Hands – Leslie Sullam has not had many calls lately. If you need assistance, please call her.

Revitalization Study group – John Morrill reported that they are looking at putting paintings in the lobby and thank those who have donated paintings. They are also getting bids for painting the rest of the halls and may ask about cost to paint the auditorium in the future. Re: question on lobby furniture – still in discussion.

#### VI. **Property Manager Additional Comments** – Shirley had the following comments.

- Reviewed the draft Exterior Maintenance Chart the Board will be considering. Contact office if you would like a copy.
- Two additional items will be added to the Board agenda
  - Contract for front door maintenance service
  - Gable vent replacement for condos

#### VII. **Trustee Comments**

- John mentioned the AARP tax service that is free to residents. Please welcome all tax preparers as they are all volunteers. Some residents have donated beverages and snacks to them to thank them. Also, he has not heard anything from the Creek ReLeaf Program yet.

#### VIII. **Extended Resident questions/comments period**

- Question on Verizon - They are not finished yet and will be back when weather is better.

#### IX. **50/50 Drawing** -Two residents won and donated their winnings back to Clubhouse Funds. Thank you.

#### X. **Adjourned at 7:50 pm.**