

# CRIMSON VIEW HOMEOWNERS ASSOCIATION BOARD OF DIRECTORS MEETING

January 24, 2022 – 1:00 PM  
Via Zoom Meeting

**Dial:** 1-699-900-6833 **Meeting ID:** 894 8368 5566 **Passcode:** 315812

## **DRAFT: MINUTES**

- I. Call the meeting to order – the meeting was called to order at 1:02pm.
- II. Verify Quorum – Harry Blatnick, Glen Gill, Jerry Piepiora, and Gene Comroe were all present. Lee Welch was absent. Katy Stein represented HOAMCO.
- III. President’s Report – Harry Blatnick gave the President’s Report.
  - a. Harry did not have much to add since the Annual meeting on Friday.
  - b. He did welcome the new members.
- IV. Treasurer’s Report – Wade’s report was referenced from the Annual Meeting.
  - a. There is a construction fee that needs to be attributed to the correct general ledger line, and Katy Stein is working with the Accountant to get that fixed. Sam Kaplan asked if that amount was going to be on the 2021 or 2022 financials. Katy said she hoped to get it listed on the 2021 financials.
  - b. Sam Kaplan will be working as a treasurer liaison for the Board, so he requested all financials to be sent to him for review. Katy agreed.
- V. Approval of Financial Reports:
  - a. October, November, December 2021 – The report from the Annual was again referenced. Since Wade Bell suggested the Board approve the quarter 4 financials, the Board agreed.
  - b. **Glen moved to approve October, November and December financials**  
**Jerry seconded. All approved. Motion passed.**
- VI. Approval of Minutes :
  - a. November 1, 2021 Board Meeting Minutes – approval has been tabled until the April meeting due to the Board not receiving them in time to be reviewed. The drafted minutes will be placed up on the website until then.
- VII. Committee Reports
  - a. Design Review Committee – Chair – Jerry Piepiora deferred to Sam Kaplan to read the report since it was for a time period that Jerry was not the Chair of the DRC.
    - i. Sam explained that part of the DRC process now is that the contractor regulations need to be signed by both the contractor and homeowner.

- ii. Weekly walk throughs will continue.
    - iii. Agenda and minutes will be provided after DRC meetings.
    - iv. Gene requested the receive the DRC spreadsheet to provide transparency to the BOD on what is being approved. Jerry and Sam both explained the DRC's role in keeping Homeowner information private, but that any Board Member can request the information from the DRC if needed.
  - b. Landscape Committee – Chair –
    - i. Jerry explained that in the next DRC meeting the DRC will be asking for recommendations from Velma on who she would recommend for the new landscaping chair.
  - c. Social Committee – Chair – Glen gave a recap of the 2021 parties.
    - i. Crimson View tried to have a party in December but that was cancelled due to a possible COVID exposure.
    - ii. Glen will be contacting the owners who volunteered their house to see if they don't want to hold it again in February.
    - iii. Perhaps Crimson View can hold a chili cook-off.
- VIII. HOAMCO Report – Katy Stein gave a brief report.
  - a. Gene Comroe asked for an updated lot vs address directory for the Board – Katy agreed to work on this for the Board.
- IX. Old Business
  - a. It was discussed if the Financial reports should be on the website. Since the website is not secure, the option is to keep the Financial reports on the Caliber portal where Homeowners can access them. If a Homeowner wants a hard copy, they can request them from HOAMCO.
  - b. The trespassing signage was brought up- Discussion followed on best way to put up signs, more professional looking ones. Glen and Sam will work on finding 6 more professional signs to keep on hand for use in Crimson View. **Glen moved to authorize up to six signs to be bought, going with a low cost model, not to exceed \$250 total. Harry seconded. All approved. Motion passed.**
- X. New Business
  - a. Greg Franks update on street paving and the private streets: Harry will contact Greg to see if it's the new method or the old method for the next round of repair.
- XI. Open Forum – nothing was brought to the open forum.
- XII. Next Meeting Date:
  - a. Next Regular Meeting – April 18, 2022
- XIII. Adjourn – **Gene moved to adjourn meeting at 2:17pm. Harry seconded. All approved. Motion passed.**