

Crown Colony HOA  
Board Meeting Agenda  
11-21-2024, 5pm  
Pam Kenyon's Unit 440

- I. Call to order (Steve)
  - a. Board members present:
    - i. Steve Wiseman, President (510); Michelle Messer, VP (530), Kenny Cronin, Treasurer (230), Pam Kenyon, Secretary (440)
- II. Comments from residents (All)
  - A. In-person or those received via text, email None
- III. Treasurer's Report (Kenny) Kenny reviewed the October financials and noted the QuickBooks \$65 monthly payment would terminate with transition to PMbD beginning December 1. All recurring, monthly bills were as expected **MOTION: Pam moved, Michelle seconded that the Treasurer's Report be approved. Passed.**
- IV. Business Items
  - A. Items outstanding from prior meeting
    1. Tree removal date from Wright Creative Solutions. Originally scheduled for November 26 (then December 3). Four trees have been removed. Michelle maintains list of other trees for future removal.
    2. Leaf clean-up date Miller Outdoor Services. Scheduled for November 27
    3. Response to Stu Shephard inquiry re ownership of water pipes. We have a written opinion from Dickinson Bradshaw firm that the owner owns the water pipes under the unit. We will ask Jeff Horner, Property Management by Design for his opinion. Steve to contact our State Farm representative.
    4. Road repair update. Speck will fix the cracked areas of the street at no cost.
  - B. New items
    1. Property Management by Design All CCC owners are set up in the Residence Center portal and the new monthly fee of \$428. Please contact a board member, or Jeff Horner with any questions.
    2. Crown Colony Holiday Party at Gregg and Michelle Messer's, Unit 530, Sunday, December 8, 4-7pm (invitation attached) As these minutes are drafted December 9, yesterday's holiday event was well attended with good food, festive fun and the always-anticipated White Elephant gift exchange. Visit by JD Santa always the highlight! Thanks to Gregg Messer and Santa for providing musical entertainment.
    3. Sale of #240 – Ruth Foster's unit has sold. New owners close December 6<sup>th</sup>. (Names and contact information to come.)

V. Next Meeting: There will be no December board meeting; we'll pick up again in January!

VI. Adjourn: Meeting adjourned 5:47pm

Happy Holidays to everyone at Crown Colony!

Respectfully submitted,  
Pam Kenyon, Secretary  
#440