

CRYSTAL BAY/CRYSTAL COVE HOMEOWNERS ASSOCIATION BOARD MEETING

July 9, 2024

BOARD MEMBERS PRESENT:

Mike O'Malley
Paula Felver
Austin McIntosh
Rick Hanke
Kevin Greubel
Brad Lee - DCC

Eric King – video conference
Cody Clark – video conference

BOARD MEMBERS ABSENT:

Dick Lineberry
Jan Longworth

Meeting called to order at 7:03 pm by Vice-President, Mike O'Malley.

Guests: Joshua Lee, Denny Felver, Dana Magnuson and Mary Vail

June Board Meeting Minutes – Austin McIntosh motioned to approve, Rick Hanke second, board approved.

Secretary's Report – Nothing to report

Treasurer's Report – June & July treasurer's reports were presented. Rick Hanke motioned to accept, Kevin Greubel second, board approved.

DCC Report – DCC reported on lots with approved build and repairs.

- Lots 36 and 37 are fully underway with basement pours.
- Lots 28/29 from last meeting update. They did not consult with DNR or Town (as recommended by the DCC) and were stopped by Town for noncompliance with setbacks. Brent worked with them and got them back underway. ILP from Town is in the DCC Email now.
- Lot 35 from last meeting update. No information from homeowner sent regarding stamped patio request.
- Lot 124 from last meeting. Little to no progress made. Permit expires 7-13 unless extended by town. Looks about like it has for months.
- Lot 99 dock addition request has been tabled due to proximity to shoreline. Believe they are putting lift in lieu of dock addition.
- Lot 111 deck resurfacing (color change) and door painting approved.
- Lot 149 rework of patio request submitted and reviewed. Stored materials were moved to lot Monday.

Dick Lineberry will leave DCC but stay on HOA Board. Recommend David Ringer to replace. Owns Lot 146. Has extensive experience with blueprints, codes and standards through work.

Website will be updated with a 'Before You Build or Modify Your Property' tab.

Old Business

Quote for erosion @ Bay entrance is \$14,500, requesting HLA assist with splitting the cost. This will also help prevent the beavers from returning. Kevin Gruebel followed up with HLA President and will send him the information online for their discussion.

Power Washing Retaining walls – Received quote for power washing the walls. Tabled until next meeting.

Mary Vail discussed the July 4th Fireworks. She was representing the Chamber of Commerce and the Town of Hamilton. The CBCCHOA Board sent the Chamber a letter that it is in violation of our covenants for a business contract to be made from a private lot. Mary told us that there was not a business contract with Lot 198 and the Chamber. She asked that in the future we come directly to a member of the Chamber and ask them instead of writing letters. We need to communicate in person and get direct answers instead of making assumptions. We agreed to do this in the future.

New Business

The Board discussed Dick Lineberry leaving the DCC and agree with the DCC's recommendation to replace him with David Ringer. Rick Hanke motioned to approve, Mike O'Malley second, board approved.

Adjournment: 7:50 pm motion by Rick Hanke for meeting adjournment, Kevin Greubel second, meeting adjourned.

Next Meeting: 7:00 PM, August 13, 2024, at Hamilton Fish & Game.

Minutes written by: Paula Felver