

CRYSTAL BAY/CRYSTAL COVE HOMEOWNERS ASSOCIATION BOARD MEETING

February 18, 2025

BOARD MEMBERS PRESENT:

Eric King
Jan Longworth
Kevin Greubel
Rick Hanke

Mike O'Malley
Paula Felver (zoom)
Austin McIntosh

BOARD MEMBERS ABSENT:

David Ringer
Cody Clark
Brad Lee - DCC

Meeting called to order at 7:00 pm by President, Eric King.

Guests: Andrew Wappes

December Board Meeting Minutes – Rick Hanke motion to approve, Mike O'Malley second, board approved.

Treasurer's Report – Corrected December Report; carried forward to correct January report. February report still working on, submitted unfinished. Still working on reporting for taxes & year end. Motion to approve Rick Hanke, Mike O'Malley second, board approved.

Secretary's Report – January Secretary's report presented; Rick Hanke motioned to approve; Austin McIntosh second, board approved.

DCC Report – January report – no update for February; Austin McIntosh motioned to approve; Rick Hanke second, board approved.

Old Business

Lot 198 Update from sub-committee – Developer still has not submitted to Plan Commission

Lot 155 Merkle – multi-family rental: Need to respond to email with another letter

Lot 140 renters -resolved, renters moved out

Lot 172 drainage issue – resolved, lot owner's issue to resolve

Violations Policy Update & Review – tweak & send to Paula

HOA Software – HOAworks – Newsletter: coming soon HOAworks???

BOD Officers position responsibilities

DCC (Ralph Traycoff) Info

New Business

Board Secretary debit card – table to HOAworks

Gift Cards (Christmas Decorations prizes) Voted board approved for 2024

DCC request to confirm BOD support for enforcing ARF submittal and review for seawalls and docks.

Motion to approve by Eric King, Paula Felver second, board approved.

Note - per attorney Covenants vote will not hold up.

Adjournment: 8:18 pm motion by Rick Hanke for meeting adjournment, Mike O'Malley second, meeting adjourned.

Next Meeting: 7:00 pm, April 15, 2025, at Hamilton Town Hall