

CRYSTAL BAY/CRYSTAL COVE HOMEOWNERS ASSOCIATION BOARD MEETING

December 16, 2025

BOARD MEMBERS PRESENT:

Eric King Mike O'Malley
Jan Longsworth Paula Felver

Kevin Greubel Brad Lee – DCC
Connie Kracher – Board Elect 2026
Nick Shipe – Board Elect 2026

BOARD MEMBERS ABSENT:

Cody Clark Rick Hanke
Austin McIntosh David Ringer

Meeting called to order at 7:03 pm by President, Eric King.

Guests: None

November Board Meeting Minutes – Kevin Greubel motion to approve, Rick Hanke second, board approved.

Treasurer's Report – December Treasurer's report was presented along with the current 5-year Capital Improvement report 2024 through 2028. Rick Hanke motion to approve, Mike O'Malley second, board approved.

Secretary's Report – Secretary's report presented. Mike O'Malley motioned to approve, Paula Felver second, board approved.

DCC Report – Nothing to report, WooHoo

Old Business

HOAworks is still not setup.

Committees – Planning Capital Improvement committee for 2026. Also planning assigning each board member a set number of lots to monitor.

New Business

Officers 2026: Tabled until January 2026 meeting.

January meeting: Capital Budget; Operating Budget; New Projects

Adjournment: Motion by Jan Longsworth for meeting adjournment, Rick Hanke second, meeting adjourned @ 7:55 pm.

Next Meeting: 7:00 pm, January 20, 2026, at Hamilton Town Hall