

CRYSTAL BAY AT RAINTREE RANCH HOMEOWNERS ASSOCIATION

P. O. BOX 25466
TEMPE, ARIZONA
480-820-3451
480-820-7441(FAX)

Board of Directors Meeting

Monday, May 19, 2025

6:00 pm

Location: Kinney Management Services
6303 S. Rural Road
Tempe, AZ 85283

All Homeowners are invited and encouraged to attend!

Questions, contact sherry@kinneymanagement.com

AGENDA

1. **Call to Order by President:**
2. **Establish Quorum/Notice of Meeting:**
3. **Secretary's Report/Approval of Minutes:**
 - a. Approval of April 17, 2025, meeting minutes.
4. **Treasurer's Report:**
 - a. Review and Acceptance of the financials from April 2025.
5. **Architectural Committee:**
6. **Grounds Committee:**
7. **RDA Committee (thru August 1, 2025):**
8. **Ratification:**
 - a. Est. 3367 – NEXGEN Landscaping – New Maintenance Contract - \$47,939.84 Annual Cost – UWC 5.12.2025
9. **Old Business:**
 - a. Lake Liner(s) – Options
 - b. Website Design
 - c. RDA
 - d. Maricopa County/Chandler PD – Attend a Board Meeting
 - e. Paint letter to the community? (a lot of homes appear to be in need of painting)
10. **New Business:**
 - a.
 - b.
11. **Open Forum** (3 minutes per owner):
12. **Scheduled Meetings** (2025): TBD
13. **Adjournment of Meeting:**

AT THIS TIME, THE BOARD OF DIRECTORS MAY WANT TO ADJOURN INTO EXECUTIVE SESSION DUE TO THE TYPE OF ISSUES TO BE DISCUSSED.

The Board of Directors will be meeting in executive session, pursuant to the A.R.S. Sections selected below.

Checked if Applicable Arizona Statute Reason for meeting in Executive Session

- ☐ A.R.S. Section 33-1248(A)(1) Legal advice from an attorney for the board or the association
- ☐ A.R.S. Section 33-1248(A)(2) Pending or contemplated litigation
- ☒ A.R.S. Section 33-1248(A)(3) Personal, health, or financial information of member or employee
- ☐ A.R.S. Section 33-1248(A)(4) Job performance or personal matters of association's or contractor's employee
- ☐ A.R.S. Section 33-1248(A)(5) Discussion of member's appeal of violation or penalty