

CRYSTAL BAY HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING MINUTES – OPEN SESSION
Crossroads Nazarene Church, Chandler, AZ
Thursday May 26, 2022 at 6pm

Patrick called the meeting to order at 6:02pm

Attendees:

- Patrick Daugherty – President
- Keith Thurston – Vice President
- Brendan Weingartner – Secretary / Treasurer
- Kevin Semenuk – Grounds Committee
- Scott Darnall – Kinney Management Services

Homeowner Forum:

- Luis (Lot 144) – Parked cars on road not being moved for more than 3 days
 - Mentioned that Chandler Police will ticket cars and then tow after car hasn't been moved

Nov. 2021 Meeting Minutes:

- November 17, 2021 Meeting Minutes approved, Kevin moved to accept the meeting minutes and Keith 2nd and motion passed unanimously.

Financial Report:

- Reviewed Financial Report, Brendan moved to accept financial report and Kevin 2nd motion and passed unanimously.

Architectural:

- Lot 32 – Pergola to match house color & roof
 - Owner to ensure Chandler Building Dept. approves structure

New Business:

- Home Color Scheme review selection to be reduced and/or revamped with Dunn Edwards rep., Brendan moved to accept color selection revamp, Kevin 2nd motion and passed unanimously.
 - 5/26/22 – Keith discussed and provided sample colors print-outs
 - Next Meeting Sarah and Keith will provide color palette for exterior
- Traffic Combing – Expected setup in August on Raintree, Woodbourne and Ivanhoe

Old Business:-

- Waterworks by George – repair concrete at lake overflow, epoxy bond broken lake wall, apply 5000PSI conc. (lake to drop to 24") - \$1,250.00
 - Sarah, moved to accept and Brendan 2nd motion.
 - 5/26/22 – work below to be complete then this will begin
- Waterworks by George – repair three fountain nozzles North end of lake at W. Megan St., 3 brass swivel base, additional costs if plastic supply lines damage - \$3,300.00
 - Sarah moved to accept and Brendan 2nd motion
 - 5/26/22 – waiting on parts from vendor

Grounds:

- Lot 49 – fence at lake edge, owner request community pays to repair
 - Fence is part of owner's property and needs to be maintained and replaced if needed

- ProScape, LLC (landscape)
 - South Path Dead Tree Removal - \$8,700.00
 - On hold, will review at a later date, possible break-up needs/wants
 - Grounds Committee Misc Work - \$7,660.00
 - On hold, will review at a later date, possible break-up needs/wants
 - Palm Tree Pruning - \$3,170.00
 - Cost seemed fair and reasonable, voted to approve costs and proceed w/ work

Next HOA Board Meeting:

- Thursday July 28th at 6pm

Closing

- Keith moved to adjourn the meeting at 7:40pm, Brendan second, vote unanimous

Approval Signature

Date