

Crystal Firs BOD Meeting

January 18th, 2017 - Meeting Began at 7:00PM

Attendance: Mark Hauge, Dan Donisi, Jim Fulkerson

NOTE: The 2016 CFHOA Annual Meeting agenda was referenced for this BOD meeting based on lack of quorum at the CFHOA Annual Meeting on 11/16/16.

- 1. We discussed next steps regarding the challenges faced with obtaining the proxies required to conduct official HOA business.**
 - a. Mark to reach out to the Amy and Michael
- 2. We discussed the status of the Tree's project.**
 - a. It was agreed that no trees were to be purchased and or installed until we have a complete plan that addresses all the challenges from all the stakeholders involved. Specifically, Water, Costs, City, Maintenance, and Installation due to risk associated with utilities, curbs and sidewalks and driveways.
- 3. We discussed the welcome letter and welcome package configuration**
 - a. Jim to help rewrite the welcome letter
 - b. Mark to add the Assessment details and HOABOD contact information
- 4. We discussed CC&R infractions and how to enforce.**
 - a. Mark and Dan to walk the neighborhood and track current potential violations
 - b. Once consolidated and validated letters to be sent to the homeowners
- 5. Landscape Project – Open Area Clean Up**
 - a. It was discussed that based on the potential sales of D1L46 and D1L47 we would continue to clean up the Open area and remove the debris from in and around the Open Recreational Area
- 6. Fencing – D1L46 – Fix and Install**
 - a. It was mentioned that as part of the \$5,735.41 settlement negotiation with BOA regarding the final financial terms for D1L46 that CFHOA would agree to pay for the installation of a fence between D1L46 and D1L32 as well as repair the broken fence post for D1L46 facing 272nd.

Meeting Adjourned at 8:45

AGENDA
CRYSTAL FIRS HOA – ANNUAL MEETING
NOVEMBER 16TH, 2016

- 1. WELCOME & INTRODUCTIONS:**
 - a. New Members
- 2. APPROVAL OF HOA MEETING JUNE 2nd, 2016 MINUTES:**
 - a. Presentation for Vote/Amendment/Approval
- 3. TREASURER’S REPORT:**
 - a. Mark Hauge – Financial Update
- 4. 2017 BUDGET APPROVAL:**
 - a. Presentation for Vote/Amendment/Approval
- 5. 2016 PROJECTS REPORT:**
 - a. Sign Project
 - b. Landscape Projects
 - c. National Night Out
 - d. Yard/Garage Sale
- 6. 2017 PROJECTS:**
 - a. Neighborhood Security
 - b. Open Recreation Space
 - c. National Night Out
 - d. Annual garage/yard sale
 - e. Update HOA documentation
 - f. Neighborhood Fencing/Staining
 - g. Landscape Projects
 - h. Community Communication - Directory
- 7. ELECTION OF OFFICIALS:**
 - a. Nominations & Volunteers
- 8. LANDSCAPING:**
 - a. Maintenance
 - i. Ongoing Maintenance
 - b. Repair
 - i. Open Recreational Space
 - c. Replace
 - i. Tree Project Update
- 9. IMPORTANT FUTURE DATES:**
 - a. CF HOA BOD Meetings: 1/18/17, 4/19/17, 7/19/17, 10/18/17
 - b. CF HOA Annual Yard/Garage sale **TBD**
 - c. National Night Out, Tuesday August 1st 2017
 - d. CF HOA ANNUAL Meeting: Nov 15th, 2017
- 10. OPEN FLOOR**
 - a. Open Topics TBD: