

CROWN POINTE COMMUNITY ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING MINUTES
OCTOBER 23, 2024

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CALL TO ORDER:

The meeting was called to order at 6:00 p.m. immediately following an Executive Session where violation hearings were heard.

DIRECTORS PRESENT VIA ZOOM:

President, Bonnie Tann, Treasurer, Phil Marr, and Member, Rob Staniford.

DIRECTORS ABSENT:

Vice President, Marcy Hogan-McCullough, Secretary, Ben Chang

OTHERS PRESENT:

Homeowners, Cheryl Jones, Edie and Bob Rosenfield, Audria Quillian, Linda Perry, and Bali Management representative Debbie Schneider.

HOMEOWNER FORUM:

Cheryl Jones discussed water running down Avery. The Board provided a history of what has occurred regarding the storm drain which drains water from neighboring properties.

REVIEW OF MINUTES:

A motion was made by Rob Staniford to approve the September 25, 2024 Board Meeting Minutes. Seconded by Phil Marr. Unanimously approved.

FINANCIALS:

The Board received the Association's financial statement, including the operating accounts, reserves, actual operating revenue and expenses versus the budgeted amounts, account statements, income and expense statements for reserves, check register, monthly general ledger, and delinquent assessment A/R report for September. Phil Marr reviewed the statement.

Phil Marr reviewed the expenses for the month including categories that are currently over budget.

A motion was made by Bonnie Tann to approve the Financial Statement. Seconded by Phil Marr. Unanimously approved.

SOCIAL COMMITTEE

Cheryl Jones reported that the community will be passing out Halloween candy at the Edith entrance gate.

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AWARENESS TASK FORCE COMMITTEE:

Audria Quillian read the report. Ms. Hogan-McCullough. reported that the Crown Pointe Awareness Task Force (CPATF) met on October 8, 2024. Several homeowners were in attendance.

Some highlights from the meeting included: 1) distributed emergency preparedness paperwork, 2) working on trying to obtain internet service for the security camera at the Edith gate, 3) planned for the Great Shake Out, 4) discussed the results of the security survey. Further review of the results will continue and will be presented to the Board at a later date.

Next meeting is Tuesday, November 12, 2024 at 6:30 PM, at 638 Avery.

LANDSCAPE REPORT:

Proposals were received from other landscape companies for monthly service and 3-year tree trimming plan from Brightview. Further discussion will be held in Executive Session.

ARCHITECTURAL REQUESTS:

A motion was made by Rob Staniford to approve the architectural request from 637 Avery to power wash and paint their home. Seconded by Phil Marr. Unanimously approved.

Bali was requested to send 665 Terrylynn architectural request to the homeowner next door and obtain approval. Bonnie Tann and Phil Marr volunteered to approve as a nearby neighbor. The Board approved upon receipt.

A motion was made by Phil Mar to approve the architectural request from 651 Edith to paint their front door the same color. Seconded by Rob Staniford. Unanimously approved.

MAINTENANCE

Discussion ensued no residents propping open pedestrian gates. Bali will send e-blast to owners to not prop open gates and if they need a key to the gate to contact Bali Management. Cost is \$25.00.

Bali contacted USPS regarding the parcel boxes. The Board noted that the postal workers do not utilize the parcel boxes that are there. There may be an issue with a key. The postal workers overload the individual mailboxes.

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ADMINISTRATIVE:

The telephone call log/maintenance action item list from Bali Management for the period September 18, 2024 through October 15, 2024 was reviewed.

NEXT MEETING:

The next regular meeting of the Board will be December 4, 2024 at 6:00 p.m.

ADJOURNMENT:

The Board adjourned the meeting into Executive Session at 6:57 p.m. to discuss 3rd party contracts, delinquencies, and violations.

Submitted by:

Debbie Schneider, Acting Secretary

CERTIFICATION BY SECRETARY:

I, _____, am the duly appointed Secretary of Crown Pointe Community Association, Inc. and hereby certify that these minutes were approved by the Association's Board of Directors on _____.

Duly Appointed Secretary, Crown Pointe Community Association, Inc.