

**Crystal Ridge Board of Directors Meeting
February 4, 2014**

Meeting was called to order at 7:00 pm by Board President, Mark Crawford.

Board Members Attending:

Fred Herber	Mark Crawford
Vance Butler	Mark Noll

Landscape Manager: Fred Herber

Homeowners Present: Cross and Do

Consent Calendar:

Approve January 2014 Minutes

Committee Reports:

Estates Roofing Materials

Board discussed recent email to the Board from another "Estates" home-owner inquiring as to the status of approving an alternative roofing material. The members in attendance agree that "Estates" residents should work to poll the neighborhood to identify if there is significant interest in supporting possible changes / amendments to current CCR language

February clean up

HOA will be provide chipping service. Residents will need to bring materials to location on 15th, between Amber and 39th or make arrangements with the Board. Mark Noll will create flyer and distribute door to door

Neighborhood watch

Mark N has created a draft web-page for the Neighborhood Watch effort. Janine and Andy have reviewed the draft and feel it is work-able. Mark N will maintain the web site. Janine or Andy will coordinate and respond to questions and comments.

Trees - View blocking issues

Cross's and Do attended the Board meeting to discuss the progress related to the view impairment issue with the Able property. Able was invited to attend the meeting but was not in attendance.

The Board previously found that Able has allowed certain trees and shrubs to grow to a height on the property that is in violation of the CC&Rs. Able has agreed to this finding of fact. The Board directed Able to trim/cut the trees/shrubs to meet the requirements of the CC&Rs. To date Able has not performed such trimming/cutting. As a result, the Board directed the property owners to meet and arrange trimming/cutting to restore Able's property to again meet the requirements of the CC&Rs.

Cross and Do report that Able has offered to allow the Cross and Do permission to come on her property to cut/trim the trees and shrubs that impair the view of Cross/Do that is protected per the CC&Rs.

Cross and Do will meet with Able and agree to a specific plan such that Able's property is brought into compliance with the CC&Rs and Able is to remain in compliance in the future.

The Cross and Do have agreed to contact Able in an effort to reach mutually acceptable terms that are compliant with the CC&Rs. The Board will consider further options at such time as Cross/Do and Able are unable to reach an acceptable resolution.

Meeting was adjourned at 8:45 pm

Next meeting is March 4, 2014