

Crystal Ridge Board Meeting

May 6, 2014

Board Members Attending:

<input checked="" type="checkbox"/> Mark Crawford	<input checked="" type="checkbox"/> Mark Noll	<input checked="" type="checkbox"/> Tim Evans	<input checked="" type="checkbox"/> Fred Herber
<input checked="" type="checkbox"/> Kierston Creech	<input checked="" type="checkbox"/> Eric Lynn	<input checked="" type="checkbox"/> Vance Butler	

Committee Members Attending: Jennie Slack, Andy McDonald

Homeowners Present: Eric and Susan Brown

Consent Calendar: no items

Proceedings:

- Meeting was called to order at 7:00 pm by Board President, Mark Crawford
- Acceptance of March 7 meeting minutes deferred due to concerns raised by Fred Herber. Motion was made by Mark Noll to submit amendments to the meeting minutes. There was no meeting minutes from April because there was no quorum.
- **Discussion of modification request with Eric and Susan Brown regarding metal roofing**
 - Revisited discussion with ACC and Browns, reviewed proposed material, discussed enhanced value, neighborhood appeal, variance requirements. Board did not arrive at a decision, we need to discuss more amongst the Board. We discussed that we will provide a written response to the homeowners by Friday (5/9/2014).
- **Crystal Ridge National Night Out Event on August 5th:**
 - Andy talked about his thoughts on planning and working with the Board to support and co-sponsor the efforts to organize a neighborhood block party for National Night Out. We discussed the possibility of closing 15th avenue and creating some advertising signs to post around the neighborhood. Andy also talked about Crime Watch and Operation ID needing a certain level of participation. We committed to providing a level of funding dependent on estimated costs Andy will communicate to the Board. Andy will provide a draft of events and costs to the Board next month.
 - Suggestion was made to distribute information about the Board's efforts to update and amend the CC&R during the block party.
- 1511 Amber Blvd modification request
 - It was unclear whether the exterior paint color that was recently done was approved by the ACC. Board reviewed the modification request and found that the "Disapproved" checkbox was marked. Jennie stated that she had intended to approve the request when originally submitted and that it was a clerical error that the disapproved box was marked. The Board made the decision that no further action is required. We will make sure the modification request is amended for record keeping.
 - Suggestion was made that in the future, homeowners should sign on the modification request after the ACC either approves or disapproves it to acknowledge that they received the decision.
- Mark Noll will reformat and update the modification request form.
- D&O Insurance: Mark C. did not receive a copy of the policy in time. He will send out electronic copy via email.
- Violations: Mark C talked about a door hangar form that had been used in the past to communicate to violators. Send notices to Kiersten, pictures are helpful as well.

- Auto violations - Mark will send a contact info to Kiersten - check City of Puyallup, Code Enforcement to try address issues at home on Crystal Ridge Dr.
- New neighbor welcome basket: We also talked about a neighborhood welcome letter possibly a welcome basket. Mae can provide us with a list of new owners/renters, it was proposed that we do the greeting thing on a quarterly basis.
- CC&R amendment status: proposed new language for roofing material (Article XIII, section 1) was distributed for Board members to review and comment. No discussion was possible due to time constraint.
- Board voted unanimously to approve running a second neighborhood yard sale on July 11, 12, and 13. Board decided against going door to door to distribute flyers and approved the cost of printing postcards to be mailed. Signs to be staked in planting strips will also be made and posted.
- Mark Noll made a motion to add a member from the Estates to the ACC. Vance Butler seconded the motion to have more ACC members to share the workload.
 - Motion was made to nominate Eric Lynn to the ACC. Motion was passed unanimously by the Board.
- Meeting adjourned at 9:00 pm.

Committee Reports:

- ❖ **Architectural Control:** Submitted the document regarding the Estates composition roofing variance decision.
- ❖ **Finance Report:** we did not receive an updated report from our collections agency or Mae. Discussion postponed until next meeting.
- ❖ **Landscape:**
 - Raking and dethatching was taking longer than originally estimated due to wet ground. JAC did a light dethatching once already. A heavier dethatching is still to come.
 - Replaced approx. 57 trees.
 - Updated landscaping around our two entrance monuments.
 - Moss and weed control delayed due to wet weather. JAC needs 8 hours dry weather in order to spray.
 - Asked for bids to have Big Toy in kiddy park maintained and any necessary repairs (bi-annual)

Next Meeting: June 3rd, 2014