

## Crystal Ridge HOA Meeting Minutes 5/25/21 7 PM

### Call to order

Establish Board quorum – Board present Emory Gearhart and Tim Nelson

Owners present – Mark Noll, Kevin Mauermann

Vista Management present – Juan Rodriguez

The Board approved the March 9, 2021, minutes via email and posted to the CR website.

### Action since Jan. 26<sup>th</sup>, 2021.

The 2020 audit with J. Vandal and Associates has been completed.

The Board continues to work with S&S landscaping to settle the ongoing landscaping maintenance issues after the transition from Olympic Landscaping with an onsite visit with the account manager and the Board the Board.

The HOA ACC has reviewed projects as submitted for approval and approved an additional roofing material in April 2021.

### Treasurer Report

Juan Rodriguez with Vista presented the financial statements as of the end of April 2021. Financials statements as of April 2021 accepted by the Board with no objections. The Board asked that reminder letters be sent to those with a dues balance still unpaid.

### Landscape Report

The Board reviewed recent communications and work done by S&S Landscaping. The mow strips and edging continue to be an issue. The cedar trees at the park should be removed and the fire truck will be installed.

### Committee Reports

RR – no update

ACC – Jeannie Slack continues to lead review on the ACC applications.

Welcome – No update.

Monument – Tim Nelson provided an update. A new designed will be included on the monument project. The owner adjacent to the monument was consulted about the design height and they agreed a higher monument is better to block the view from the road. Final approval of any design was tabled for now.

### New Business

The Board discussed the community yard sale being held the second weekend after the 4<sup>th</sup> of July. The event has previously been published on Facebook and the Tacoma News Tribune.

A recent batch unauthorized neighborhood watch letters was distributed to several residents in the community. The HOA and the CR neighborhood watch had no part in these unauthorized and anonymous letters. An owner present voiced his objection to the letters as well. The HOA will send out a notice to all residents stating this is not from the HOA but an individual with their own personal agenda.

The Board once again expressed a need for volunteers. An ongoing announcement to recruit members can be added to the HOA website.

**Adjourned**

Meeting was adjourned at 7:50 PM