



CRNA BOARD MEETING MINUTES

August 10, 2020

This meeting was a virtual meeting conducted on Zoom.

President Dave Zeemont called the meeting to order at 4:33 P.M.

Board Members participating were: President, Dave Zeemont; Secretary, Walter Gomez; Treasurer, Bob Crowley; Director, Mike Buchanan and Director, Al Shawala.

Association Members participating were: Jan Thune, Laurel Parker and Tony Martinez.

Minutes: Dave inquired if there were any additions, corrections or deletions to the March Board Meeting Minutes, and/or the April, May, June and July Board Updates. There were none so Dave called for a motion to accept the Minutes and Updates as presented. The motion was made and seconded and passed without objection.

Treasurer's Report: Bob Crowley, Treasurer, presented the July financials. There were some Annual Assessments collected in July in the amount of \$1,375.00 and sale of remotes in the amount of \$40.00. There are still 8 delinquent accounts: 4 fully delinquent and 4 are delinquent for the second half. Bob has prepared hard copy statements for the 8 accounts and will be mailing them out for collection. Bob has also received overpayments in the amount of \$825.00. The expenses include some replacement plants for Landscaping and road cleanup. The total in the checking and savings accounts is \$137,579.82. There is a total of \$3,000.00 in builder cleanup deposits. Dave called for a motion to accept the Treasurer's reports for July and the previous monthly updates as presented. The motion was made and seconded and passed unanimously. The reports as presented are attached.

Drainage and Erosion: There have been no significant precipitation events and only minor runoff on Sonnet and Constitution. There are no major issues with any of the containment ponds. There are still plans to cleanup vegetation in some of the ponds next year. There have been no reports of excessive mosquito infestations due to standing water in the ponds.

Landscape: Al Shawala reported that there were a couple of minor leaks on the irrigation system that have been repaired. He also reported that the large pond on Constitution on the south end of Sonnet needs cleanup. Dave stated that he would address the issue with Carrie Gaddy, Committee Chair. Dave reported that he had someone remove the weeds along the curb on Barcelona Ridge along the CRNA property line.

Gates: Al Shawala reported that there are no major mechanical issues with the gates. There was a discussion and concern regarding the two oldest gate openers; one at each gate. Dave called for a motion to replace one opener this year and the other next year as a preventative measure. The motion was seconded and passed unanimously. The exit opener at the Anthem Gate was identified

as the priority for replacement this year. AI also reported that he had received a quote for repainting the gates. The repainting includes removing, sandblasting, any necessary repairs, priming, painting and reinstallation. That would cost \$8,265. Just repainting would be \$3,000.00. The Board would like at least one other quote before making any decision. Mike Buchanan will assist AI with securing another quote. Bob Crowley informed the Board that efforts at upgrading the Gate communications have basically stalled. All alternatives for telephone access are more expensive than the current system. First Responders are still experiencing problems accessing our Subdivision using their sirens. The Board instructed AI to have new signs made for each gate with more detailed instructions for First Responders.

Design Control: Lee Cunningham, Design Control Committee Chair, emailed the Board and stated that there are no new projects. Current projects are listed below:

- 8096 Constitution, new home construction, in progress
- 8113 Constitution, new home construction, in progress
- 8144 Constitution, addition, approved, not started
- 1229 Titania, rock wall extension, not sure if completed
- 1220 Sonnet, addition, plans not submitted
- 8163 Constitution, trellis installation completed without approval, Not Approved due to type of material used (wood), Owner has been notified
- 1200 Sonnet, yard wall extension enclosing 34' X 64' concrete slab, approved, project not started
- 1208 Vintage, new home construction, preliminary drawings submitted, formal proposal not submitted
- 1224 Titania, backyard pool
- 8117 Constitution, rock wall construction, completed

The Board did approve 3 solar projects during the period that they did not conduct in-person meetings. They were for 1220 Sonnet, 1224 Titania and 1204 Academy. The current CC&Rs require solar projects to be approved by the Board in addition to approval by the Design Control Committee.

There were no other committee reports.

Old Business: The Board discussed the parking restrictions that allow for the granting of parking waivers. It was decided that approved waivers would be granted in 90 day increments.

The Board discussed short-term rentals and what proactive measures CRNA can legally add to our CC&Rs. Dave will discuss this with Ginger Dickson, CC&R Chair, and have the Committee conduct research and report back to the Board. The goal would be to have an amendment drafted in time for the Annual Meeting.

Dave is still attempting to meet with the owners of 8163 Constitution to resolve the wooden trellis issue.

The Board discussed updating the CC&R Reminder Notice to emphasize color approval and fireworks usage. The current approved colors do not address trim or accent colors. It was decided that the issue would be tabled until the September meeting. The Board Members will review the existing CC&Rs and Design Controls in preparation for the September meeting.

In response to complaints on speeding the Board approved installing 25 MPH speed limits signs at each gate entrance. Al Shawala will secure the signs.

The Board received a Member complaint on the use of fireworks within the Subdivision. The CC&R Notice previously discussed will be revised to include the use of fireworks.

The Board also received a complaint on exterior lighting at two residences. One was on the brightness or intensity of the lights. The other was the use of a revolving multi-color light. Dave will investigate and verify the conditions and report back next month.

New Business: The Board discussed the potential for meeting restrictions being extended and how it would affect our Annual Membership Meeting that is held in January. Mike Buchanan and the Secretary, Walter Gomez, will meet and formulate a plan to address the logistics of conducting the Annual Meeting via Zoom.

There being no further business, Dave called for a Motion to Adjourn. The motion was made and seconded. The motion carried. The meeting was adjourned at 5:42 P.M.

The next Board meeting will be September 14, 2020 at 4:30 P.M. via Zoom.