

Crosswoods Homeowners Association
Board of Directors Regular Session Meeting Minutes
February 26, 2014 @ 6PM - Meeting Room

- I. Preliminary
- a. Called to order at 6:02pm
 - b. Roll Call.
 - i. Directors Present: Ms. Childers, Mr. Ogden, Mr. Straub, Ms. Hauge, Mr. Ashby, Mr. Blanda and Ms. McConnell. Quorum established.
 - c. Members Forum
 - i. Diane Spence - 6482 Crosswoods Circle. Expressed concern about a neighboring unit that may be operating a business out of the home. The cars frequently utilize all available guest parking spaces and the tenants observed carrying large office equipment into the unit.
 - ii. David Warren - 7000 San Felipe. Mr. Warren addressed the Board regarding items for discussion under new business. He recommended the Board consider a special assessment to fund replacement of plants and refurbishing lawns that will need replacing due to current drought conditions.
 - d. Consent Calendar: **The following applications were unanimously approved on the consent calendar.**
 - i. For application 1580 and 1581 at 6935 Vera Cruz, Approve the removal of one-third (1/3) of the weedy portion of growth facing the decks, allowing cleaning of leaves at the base of the growth; retain the healthier portion of privet on Park District Property.
 - ii. For application 1582 at 6916 Monticello Ct., Install new plantings randomly at the fence along this row of homes on our side, and coordinate with Ranch owner to alternately install plantings on his side of the fence as well. Also install shredded cedar and some low fill-in plants on the bank along the back of these homes, to improve moisture-retention and appearance.
- II. Minutes
- a. Board Minutes for January 22, 2014
- Motion #1: Dr. Ashby moved to approve the meeting minutes from January 22, 2014 as submitted. Seconded by Mr. Straub and unanimously approved.**
- b. Committee Minutes for review only
 - i. Architectural Control - February 4, 2014 - No Comments/ Recommendations.
 - ii. Landscape Committee - February 11, 2014 - No Comments/Recommendations.
 - iii. Finance & Insurance - February 19, 2014 - No Comments/Recommendations.
 - iv. Neighborhood Watch - February 19, 2014 - Minutes were not submitted for review.
- III. Financials / Reports
- a. Treasurer's Report
 - i. Ms. Hauge reviewed January Financials. She noted that the Bookkeeper did not have all the correct figures for the interest earned on CDs at the time the income report was produced.
 - b. General Manager's Report
 - i. GM Schorno reviewed his Manager's Report.
 - c. Work Order Report
 - i. Graphs of the outstanding and completed work orders for the month of

January 2014 were reviewed.

IV. Old Business

a. Rules Adhoc Committee

- i. Discussed the purpose and mission of the proposed Rules Committee. The committee will organize and review existing rules, ensure compliance with Davis-Stirling, and propose revisions to existing rules.

Motion #2: Mr. Ogden moved to approve the formation of a Rules committee to review existing rules, ensure compliance with Davis-Stirling Law and propose revisions to existing rules. Members of the committee to include, Leslie Lake, Michael Blanda, Diane Hamel, Dottie Ogden and Judy Childress. Seconded by Dr. Ashby and unanimously approved.

V. New Business

a. Owner Requests

i. Window Trim Paint Reimbursement – 6908 Vera Cruz

1. Discussed details of the violation and fine assessed.

Motion #3: Mr. Ogden moved to deny this unit owners request for reimbursement. Seconded by Mr. Blanda and unanimously denied.

ii. AC Charge Reimbursement – 6529 El Cabo

1. Discussed unit owners request. The Association is not responsible for maintenance to breaker boxes.

Motion #4: Mr. Blanda moved to deny the request for reimbursement of service call charge for A/C unit. Seconded by Dr. Ashby and unanimously denied.

iii. Fence Removal – 6802 San Dimas

1. This topic was discussed during members forum. During siding and building repairs, a fence is disarray was removed by the Association. Unit owner sought the Boards approval to reinstall the fence behind his unit. Photos were provided at the meeting.
2. Discussion on a letter from the ACC and Board of Directors in 1986 disapproving the fence and ordering its immediate removal.

Motion #5: Ms. Hauge moved to deny the owner's request to replace the fence behind his unit. Seconded by Ms. McConnell, Mr. Straub opposed and the motion passed 6 to 1.

iv. New Signs on Rancho Mirage – 7018 Rancho Mirage

1. Discussed letter from unit owner requesting the Board authorize the removal of recent sign placement behind his unit.
2. Discussed the approved sign program and signage.

Motion #6: Mr. Straub recommended the denial of the request to remove the Fire Lane signage which is located in the common area behind this unit. Seconded by Mr. Ashby and unanimously denied.

v. Insurance Agent Change – 7000 San Felipe

Motion #7: Dr. Ashby moved to deny the request to change insurance agents. Seconded by Ms. McConnell and unanimously approved.

vi. Maintenance of Fire Insurance Coverage – 7000 San Felipe

1. Discussed Mr. Warrens letter regarding the Association's obligations concerning CO and Smoke monitors within the unit.
2. No action was taken as the Association has no authority to enforce a government law within the unit.

vii. Request for Special Assessment - 7000 San Felipe

1. Discussed Mr. Warren's letter proposing the implementation of a

special assessment to cover expenses association with irrigation changes and landscape renovations that will be necessary after the drought.

Motion #8: Dr. Ashby moved to table this topic for further research and investigation. Seconded by Ms. McConnell and unanimously approved.

viii. Vehicle Damage – 6924 Monticello

1. Reviewed photos of scratches as well as a bid for vehicle body work. Owner reports that the damage to his vehicle was caused by a shrub that was planted by the Association at the request of a neighbor.

Motion #9: Mr. Straub moved to deny Mr. Roycroft's request for payment of damages to his vehicle. Seconded by Mr. Blanda and unanimously approved.

b. Landscape Applications

- i. 1576 – Request for Retaining wall behind the unit.

Motion #10: Mr. Ogden moved to approve the recommendation of the Landscape Committee regarding this application. Seconded by Dr. Ashby, Ms. McConnell abstained and the motion passed with 6 votes in favor and 1 abstention.

- ii. 1579 – Request for replacement plants and landscape renovation.

Motion #11: Dr. Ashby moved to approve the recommendation of the Landscape Committee regarding this application. Seconded by Ms. McConnell and unanimously approved.

c. Gutter Contract

- i. Discussion on obtaining additional bids for gutter replacements in the future.

Motion #12: Mr. Straub moved to require the Association Manager, Paul Schorno to obtain two additional bids for gutter replacement prior to selecting a contractor. Seconded by Mr. Ogden and unanimously approved.

d. Architectural Control Committee Member Appointment

Motion #13: Mr. Ogden moved to approve the appointment of Jerry Zacks to serve on the Architectural Control Committee. Seconded by Ms. Hauge and unanimously approved.

e. Finance Committee Member Appointment

Motion #14: Mr. Blanda moved to approve the appointment of Diane Hamel to serve on the Finance and Insurance Committee. Seconded by Dr. Ashby and unanimously approved.

f. Landscape Committee Member Appointment

Motion #15: Dr. Ashby moved to deny the appointment of Dagmar Hotel to the Landscape Committee. Seconded by Mr. Blanda and unanimously approved.

g. Community Service Recognition – Carolyn Brian

Motion # 16: Dr. Ashby moved to approve Board recognition of the years of service of Carolyn Brian during the Annual meeting. Seconded by Ms. McConnell and unanimously approved.

h. Server Purchase

- i. Discussion on the server requirements and adjustments.

Motion #17: Mr. Straub moved approve, the proposal from NCS Computers, total cost not to exceed \$6,000. Seconded by Mr. Ogden and unanimously approved.

i. Newsletter Advertising

- i. This item was tabled for additional information.

j. Collection : Lien APN 229-0660-004-0000 and APN 229-0630-032-0000

Motion #18: Mr. Blanda moved to authorize the lien process for APN 229-0660-004-0000 and

APN 229-0630-032-0000. Seconded by Dr. Ashby and unanimously approved.

VI. Adjourn to Executive Session at 7:31pm.

Red Straub, Secretary

Date of Approval

Bernida Childers, Board President

Date of Approval

Approved