

CROWN COLONY HOMEOWNERS' ASSOCIATION

BOARD OF DIRECTORS' MEETING

June 15, 2022

The meeting was called to order via Zoom by President, Rick Crump at 12:30pm.

Present:

Mr. Rick Crump, President, Ms. Alaina Bevis, Secretary, Ms. Rose Barrios, Treasurer, Ms. Mary Slade, Vice President and Ms. Emily Newell, Board Member

Also Present:

Ms. Rita Nicolas of Common Interest Management Services.

Executive Session:

The Board reviewed a balcony violation and an authorization form for Sunrise to record a Notice of Default and made its decisions accordingly

Reading, Correcting and Approving Minutes:

The minutes of May 18, 2022 were approved as written.

Giving and Acceptance of Reports:

Managing Agent's Report: The Board acknowledged receipt of the report, which they previously received.

Financial Statement Ending May 31, 2022: The Board acknowledged receipt of the financial statement ending May 31, 2022 as prepared by Bautista & Co., which reflects a monthly surplus of \$5,409.49, an ending cash balance of \$2,381,098.32 and total investments of \$2,269,502.73 which is designated to reserves.

The Board acknowledged receipt and its review of the bank reconciliations and the delinquency reports as prepared by Bautista & Co. and Sunrise Assessment Services (Delinquency Report only).

Unfinished Business:

No Business

New Business:

Legal Services Plan Renewal - Berding & Weil - Line #5025: Ms. Slade made a motion that was seconded by Ms. Bevis and unanimously carried to approve the renewal proposal from Berding & Weil for the Legal Services Plan for a cost of \$1,500.

Sales and Leasing Office Renewal Contract - Crown Colony Properties - Line 4260: Ms. Newell made a motion that was seconded by Ms. Bevis and unanimously carried to approve the renewal contract with Crown Colony Properties for the sales commission which will remain with the same terms which is \$200 for each closed sale side and \$100 for each rental that is implemented effective July 1, 2022.

Proposal from Cagwin & Dorward for Extra Work on Property - Line #9915: Ms. Bevis made a motion that was seconded by Ms. Slade and unanimously carried to approve the proposal from Cagwin & Dorward for a cost of \$9,896 for the extra landscape work throughout the property.

Authorization for Sunrise Assessment Services to Record a Notice of Delinquent

Assessments for APN #101-030-240. Ms. Barrios made a motion that was seconded by Ms. Bevis and unanimously carried to authorize Sunrise Assessment Services to record a Notice of Delinquent Assessments for the APN # listed.

Announcement of Decisions Made in Executive Session at the May 18, 2022 meeting:

Wrong-Way Driving Violation - 377 Mandarin Dr.: Mr. Crump said that Ms. Slade made a motion that was seconded by Ms. Bevis and unanimously carried to assess this unit \$100 for the wrong way driving violation due to the safety hazard involved.

Time, Date and Place of Next Regularly Scheduled Meeting:

Mr. Crump announced the next Regularly Scheduled Meeting will be held on July 20, 2022 and time and place to be determined.

Adjournment:

There being no further business to come before the Board, the regular meeting adjourned at 1:05pm.