

CROSSPOINTE VILLAGE HOMEOWNERS ASSOCIATION  
MEETING OF THE BOARD OF DIRECTORS  
MAY 22, 2019

The Regular Meeting of the Board of Directors of the Crosspointe Village Homeowners Association was held on Wednesday, May 22, 2019, at the Smoketree Clubhouse. Director Jubal Leierer called the Meeting to order at 6:35 p.m.

CALL TO  
ORDER

Directors Present: Chris Kaesviharn  
Jubal Leierer  
Marisa Patterson  
Jennifer Thomas

Directors Absent: None

Representing Cardinal: Theresa Hirschman, Account Manager  
Lisa Bryce, Account Manager  
Jennifer Centeno, Assistant Account Manager

Others Present: Kathleen Curran  
Mike Montgomery  
Imogene Neisler  
Mayela Ramirez – Phoenix Patrol  
Geno Servello

The Directors discussed the Smoking Rule. The vote still remained two to two. A Motion was duly made, seconded, and unanimously carried to remove the item from the Agenda until a Board Member brought it up again.

SMOKING RULE  
DISCUSSION

Director Leierer opened the Homeowner Forum.

H/O FORUM

The owner of 12660-H Briarglen Loop was present to report that people in the community were not parking in their garage or carport. The owner also wanted to express his concern regarding the pressure valve that he believed was causing main line breaks. He requested that the pressure valves be changed out before they break. The owner also requested that the irrigation be checked near his unit as it was continuously over watering. Cardinal was directed to have the owner's pressure valve and the irrigation checked.

12660-H  
BRIARGLEN

The owner of 12655-B Glendale Circle was present to discuss the site inspections. The owner requested that Cardinal over look floaties on balconies that were drying and items hanging on the roof. Director Leierer stated that the items could not be overlooked, as this was a directive from the Board to Cardinal. No action was required.

12655-B  
GLENDALE

The owner of 12680 Briarglen Loop was present to discuss items that were attached to the exterior wall. No action was required.

12680  
BRIARGLEN

As there were no other owners who wished to address the Board, the Homeowner Forum was closed.

H/O FORUM  
CLOSED

The scheduled Hearing was held for the owner with account #CV1011585 for not parking their vehicles in the garage. The owner was not present. A Motion was duly made, seconded, and unanimously carried to impose a \$100.00 fine, in accordance with the Association's Violation & Fine Policy. Cardinal was requested to advise the owner of the Hearing results, request the owner provide photographs of both vehicles in the garage, and schedule another Hearing at the next Meeting, at which another fine could be imposed.

HEARING  
#CV1011585  
PARKING  
VIOLATION

The scheduled Hearing was held for the owner with account #CV1014722 for not parking their vehicles in the garage. The owner was not present. A Motion was duly made, seconded, and unanimously carried to impose a \$50.00 fine, in accordance with the Association's Violation & Fine Policy. Cardinal was requested to advise the owner of the Hearing results, request the owner provide photographs of both vehicles in the garage, and schedule another Hearing at the next Meeting, at which another fine could be imposed.

HEARING  
#CV1014722  
PARKING  
VIOLATION

The scheduled Hearing was held for the owner with account #CV1010304 for decorations on the Association's wall. The owner was not present. A Motion was duly made, seconded, and unanimously carried to close the matter as the violation had been corrected. Cardinal was requested to advise the owner of the Hearing results.

HEARING  
#CV1010304  
DECORATIONS

The scheduled Hearing was held for the owner with account #CV1012821 for a power cord connected to the carport. The owner was not present. A Motion was duly made, seconded, and unanimously carried to close the matter as the violation had been corrected. Cardinal was requested to advise the owner of the Hearing results.

HEARING  
#CV1012821  
POWER CORD

The scheduled Hearing was held for the owner with account #CV1012206 for a broom in the patio. The owner was not present. A Motion was duly made, seconded, and unanimously carried to impose a \$50.00 fine, in accordance with the Association's Violation & Fine Policy. Cardinal was requested to advise the owner of the Hearing results and schedule another Hearing at the next Meeting, at which another fine could be imposed.

HEARING  
#CV1012206  
BROOM IN PATIO

The scheduled Hearing was held for the owner with account #CV1014500 for a decorations on the Association's wall. The owner was present. A Motion was duly made, seconded, and unanimously carried to close the matter as the violation had been corrected. Cardinal was requested to advise the owner of the Hearing results.

HEARING  
#CV1014500  
DECORATION ON  
WALL

The scheduled Hearing was held for the owner with account #CV1011921 for a broom on the patio. The owner was not present. A Motion was duly made, seconded, and unanimously carried to close the matter as the violation had been corrected. Cardinal was requested to advise the owner of the Hearing results.

HEARING  
#CV1011921  
BROOM IN PATIO

The scheduled Hearing was held for the owner with account #CV1015019 for decorations on the Association's wall. The owner was not present. A Motion was duly made, seconded, and unanimously carried to impose a \$50.00 fine, in accordance with the

HEARING  
#CV1015019  
DECORATION ON

Association's Violation & Fine Policy. Cardinal was requested to advise the owner of the Hearing results and schedule another Hearing at the next Meeting, at which another fine could be imposed.

WALL

The scheduled Hearing was held for the owner with account #CV1014680 for the plant hanging over the fence. The owner was not present. A Motion was duly made, seconded, and unanimously carried to impose a \$50.00 fine, in accordance with the Association's Violation & Fine Policy. Cardinal was requested to advise the owner of the Hearing results and schedule another Hearing at the next Meeting, at which another fine could be imposed.

HEARING  
#CV1014680  
PLANT HANGING  
OVER WALL

The scheduled Hearing was held for the owner with account #CV1011844 for having expired tags on their vehicle. The owner was not present. A Motion was duly made, seconded, and unanimously carried to impose a \$100.00 fine, in accordance with the Association's Violation & Fine Policy. Cardinal was requested to advise the owner of the Hearing results.

HEARING  
#CV1011844  
EXPIRED TAGS

The scheduled Hearing was held for the owner with account #CV1014523 for multiple parking citations. The owner was not present. A Motion was duly made, seconded, and unanimously carried to impose a \$50.00 fine, in accordance with the Association's Violation & Fine Policy. Cardinal was requested to advise the owner of the Hearing results and stated that the homeowner could request a waiver with paperwork showing the vehicle was sold or donated.

HEARING  
#CV1014523  
PARKING  
CITATIONS

The scheduled Hearing was held for the owner with account #CV1011267 for using a voided decal. The owner was not present. A Motion was duly made, seconded, and unanimously carried to impose a \$50.00 fine, in accordance with the Association's Violation & Fine Policy. Cardinal was requested to advise the owner of the Hearing results and schedule another Hearing at the next Meeting, at which another fine could be imposed.

HEARING  
#CV1011267  
VOIDED DECAL

The scheduled Hearing was held for the owner with account #CV1012719 for failure to remove the decoration off the Association's fence. The owner was not present. A Motion was duly made, seconded, and unanimously carried to close the matter as the violation had been corrected. Cardinal was requested to advise the owner of the Hearing results.

HEARING  
#CV1012719  
DECORATION ON  
WALL

The scheduled Hearing was held for the owner with account #CV1010201 for pets causing a noise nuisance. The owner was not present. A Motion was duly made, seconded, and unanimously carried to impose a \$50.00 fine, in accordance with the Association's Violation & Fine Policy. Cardinal was requested to advise the owner of the Hearing results.

HEARING  
#CV1010201  
NOISE NUISANCE

Ms. Ramirez of Phoenix Patrol was present to discuss patrol issues. Ms. Ramirez stated that vehicles were still being sifted through and vehicles were not being locked. Mayela stated that every time they call the police, the police stated there was nothing that

PATROL REPORT

they could did. The Board requested that they keep a log or spreadsheet for two to three months of how many times Phoenix Patrol called the police and how many times they actually show up.

There was no Pool Committee report. A Motion was duly made, seconded, and unanimously carried to approve the purchase of four new pool chairs for the center pool at a cost not to exceed \$800.00. Cardinal was requested to notify the vendor of the Board's decision and make sure the heat was on in all pools.

POOL  
COMMITTEE

Director Thomas, Reporting for the Landscape Committee, reported that Las Flores was in the process of moving plants from area to area as needed, and that all items previously approved by the Board had been completed. The Directors discussed the wall being installed by the neighboring property and noted it was one-half completed. Cardinal was directed to issue a work order to Las Flores to double check the Association's irrigation along that wall to ensure it was working properly. Additionally, the board discussed replacement of trees and directed Cardinal to request on update on when the trees would be replaced.

LANDSCAPE  
COMMITTEE

There was no Website Committee report. No action was required.

WEBSITE  
COMMITTEE  
ARCHITECTURAL  
COMMITTEE

The Directors discussed an architectural application submitted by account #CV1012821 requesting to run an extension cord from their unit to the carport. A Motion was duly made, seconded, and unanimously carried to deny the application and stated that the homeowner would have to install a charging station to run the power from their unit to the carport. Additionally, the Board requested that Cardinal add the charging station discussion to the June 2019 Agenda.

A Motion was duly made, seconded, and unanimously carried to ratify the actions of the Maintenance Committee from May 2, 2019, approving the proposal from Scott English Plumbing to replace the main water line at 7735-B Briarglen Loop at a cost of \$2,595.00, to be charged to reserves. Cardinal was requested to forward the signed copy of the proposal to the vendor for their records.

MAINTENANCE  
COMMITTEE

A Motion was duly made, seconded, and carried to approve the April 24, 2019 Regular Meeting Minutes, as submitted.

APPROVAL OF  
MINUTES

The Directors reviewed the April 2019 Financial Statement. A Motion was duly made, seconded, and unanimously carried to accept the April 2019 Financial Statement, subject to audit.

FINANCIAL  
REVIEW

The Directors reviewed the collection report. No action was required.

COLLECTION  
REPORT

The Directors tabled discussion regarding the height of the exterior wall and the exterior wrought iron fencing to the next Board Meeting. Cardinal was requested to follow up with the bids currently requested and add this item to the June 2019 Agenda.

EXTERIOR WALL  
AND WROUGHT  
IRON FENCE

The Directors tabled the security camera discussion as no bids had been submitted. The Directors requested an upgrade to the current camera system to include a wide angle view down Briarglen Loop, a wide angle to cover the entire entrance, and a camera to cover the south guard shack. Cardinal was requested to advise the vendors of the specifications to include in their bids and add the item to the June 2019 Agenda.

SECURITY  
CAMERA  
DISCUSSION

The Directors reviewed the proposals from Accurate Termite and Pest Control. A Motion was duly made, seconded, and unanimously carried to approve Accurate Termite and Pest Control proposal #45971 to perform termite and dry rot repairs at 7776 Glendale at a cost of \$690.00; proposal #45357 to perform termite and dry rot repairs at 12654-L Scottsdale at a cost of \$828.00; proposal #46038 to perform termite and dry rot repairs at 12660-I Briarglen at a cost of \$552.00.

ACCURATE  
TERMITE  
PROPOSALS

The Directors reviewed the proposal from CPR Construction. A Motion was duly made, seconded, and unanimously carried to approve CPR Construction's proposal #22424 to perform the repairs at the entry deck of 7770-H Youngdale at a cost of \$2,925.00.

CPR  
CONSTRUCTION  
PROPOSAL

The Directors reviewed the proposals from PCW Contracting Services'. A Motion was duly made, seconded, and unanimously carried to approve PCW Contracting Services' proposal #106464 to perform dry rot repairs at 7706 Highbrook at a cost of \$985.00; proposal #106465 to perform fence repairs at 7706 Highbrook at a cost of \$635.00; proposal #106451 to perform balcony repairs at 7770-L Ramsdale at a cost of \$4,810.00; proposal #106488 to perform repairs on the front patio gate at 12610-C Briarglen at a cost of \$1,035.00; proposal #106560 to perform the window box replacement at 12617 Lansdale at a cost of \$1,275.00; proposal #106500 to perform the interior drywall repairs at 12620-A Briarglen at a cost of \$885.00; proposal #106490 to perform the wrought iron handrail installations near carport #516 at a cost not to exceed \$900.00; proposal #106489 to perform the entry gate and fence repairs at 12744 Springbrook at a cost of \$1,185.00; proposal #106430 to perform the stucco repairs at 7712 Rockybrook at a cost of \$665.00; proposal #106527 to perform to replace the cork board at a cost of \$365.00; proposal #106038 to replace the damaged signs in the community at a cost of \$885.00, with the stipulation that the letters be dark brown and not red; proposal #106487 to perform dry rot repairs to the deck at 12655 Scottsdale Circle at a cost of \$5,100.00. Cardinal was requested to notify the vendor of the Boards decision and to check if the owner of 7712 Rockybrook Way submitted an architectural application for modifications to the stucco.

PCW  
CONTRACTING  
SERVICES  
PROPOSALS

The Directors reviewed the proposal from PCW Contracting Services' for the entry deck gate replacement at 7720-H Elmdale at a cost of \$720.00. A Motion was duly made, seconded, and unanimously carried to deny PCW Contracting Services' proposal as it was homeowner responsibility. Cardinal was requested to notify the vendor and the owner of the Board's decision and provide the owner a copy of the bid.

PCW  
CONTRACTING  
SERVICES  
PROPOSAL

The Directors reviewed the proposal from Greystone Contractors for patio wood fence gate repairs at 7770-K Youngdale. A Motion was duly made, seconded, and unanimously carried to deny Greystone Contractors proposal as it was determined that it

GREYSTONE  
CONTRACTORS  
PROPOSAL

was homeowner responsibility. Cardinal was requested to notify the vendor and the homeowner of the Board's decision.

The Directors reviewed the proposal from Personal Touch Cleaning and Maintenance, Inc. for a rate increase. A Motion was duly made, seconded, and unanimously carried to approve the \$41.97 monthly increase. Cardinal was requested the notify the vendor of the Board's decision.

The Directors reviewed correspondence from the owner with account #CV1014042 providing suggestions for big item trash. Cardinal was requested to thank the owner for their correspondence and advise them that the Board had decided to deny their request and to provide the homeowner with information for large item pickup.

The Directors reviewed correspondence from the owner with account #CV1014501 expressing their concerns regarding the tree trimming in the community. Cardinal was requested to thank the owner for their correspondence and advise them that the Board took their concerns under advisement.

The Directors reviewed correspondence from the owner with account #CV1014239 requesting approval for a home business. A Motion was duly made, seconded, and unanimously carried to approve the owner's request. Cardinal was requested to notify the owner of the Board's decision.

The Directors reviewed correspondence from the owner with account #CV1011055 regarding suggestions for the pool area. Cardinal was requested to thank the owner for their correspondence and advise them that the Board took their suggestions under advisement and add the item to the June 2019 Agenda.

There being no further business, the Meeting was adjourned at 7:58 p.m.

Submitted by: Theresa Hirschman, Account Manager ,CMCA, AMS, PCAM

ATTEST:

\_\_\_\_\_  
Jubal Leierer, President

\_\_\_\_\_  
Date

PERSONAL TOUCH  
PROPOSAL RATE  
INCREASE

H/O CORRES.  
#CV1014042  
LARGE ITEM  
TRASH

H/O CORRES.  
#CV1014501  
TREE TRIMMING

H/O CORRES.  
#CV1014239  
HOME BUSINESS

H/O CORRES.  
#CV1011055  
POOL  
SUGGESTIONS

ADJOURN

SUBMITTED

ATTEST

SECRETARY CERTIFICATION

CERTIFY

I, Marisa Patterson, the appointed Secretary of the Crosspointe Village Homeowners Association, do hereby certify that the foregoing is a true and correct copy of the Minutes of the Crosspointe Village Homeowners Association Board of Directors Meeting held on May 22, 2019, as approved by the Board Members in attendance of the Meeting.

\_\_\_\_\_  
Marisa Patterson, Secretary

\_\_\_\_\_  
Date

DRAFT