

CROSSPOINTE VILLAGE HOMEOWNERS ASSOCIATION
MEETING OF THE BOARD OF DIRECTORS
SEPTEMBER 27, 2017

The Regular Meeting of the Board of Directors of the Crosspointe Village Homeowners Association was held on Wednesday, September 27, 2017, at the Smoketree Clubhouse. Director Jubal Leierer called the Meeting to order at 6:39 p.m.

CALL TO
ORDER

Directors Present: Chris Kaesviharn
Jubal Leierer
Marisa Patterson

Directors Absent: Jeff Gollin
Bill Harkness

Representing Cardinal: Lisa Bryce, Account Manager

Others Present: Lee Barbour
Tara and Anthony Doan
Darrell Hall
Wendell Magner
Imogene Neisler
Bin Pugh
Mayela Ramirez - Phoenix Patrol
Laura Ripley
Jennifer Thomas

Director Leierer opened the Homeowner Forum.

H/O FORUM

The owner of 7725 Meadowbrook was present to inquire why the rotted wood at her home had not been repaired, and to report that there was still white paint on her patio that was left by a contractor. Cardinal was requested to follow up with the rotted wood not being repaired and to issue a work order to have the white paint on the patio removed.

7725
MEADOWBROOK

The owner of 7721 Meadowbrook was present to discuss the vacancy of 7715 Mistybrook. Cardinal was requested to check this property at the next site inspection and to send a violation letter for not have window treatments.

7721
MEADOWBROOK

The owner of 12621-F Moordale was present to discuss large item pickups. Cardinal was requested to secure a bid for once a month large item pickups.

12621-F
MOORDALE

The owner of 12680-H Briarglen was present to discuss a neighbor-to-neighbor issue. No action was required.

12680-H
BRIARGLEN

The owner of 7723 Meadowbrook was present to request clarification on vendor contracts. No action was required.

7723
MEADOWBROOK

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 #CV-0010-0290-02 for oil stains in 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 directed to advise the owner of the Hearing results.

HEARING
#CV-0010-0290-02
OIL STAINS IN
THE CARPORT

The scheduled Hearing was held for the owner with account #CV-0010-0307-03 for a damaged window. The owner was present. A Motion was duly made, seconded, and unanimously carried to table the matter until the wood around the window had been replaced. Cardinal was directed to advise the owner of the Hearing results and schedule another Hearing at the next Meeting.

HEARING
#CV-0010-0307-03
DAMAGED
WINDOW

The scheduled Hearing was held for the owner with account #CV-0010-0382-01 for failure to trim the tree hanging into the common area. The owner was not present. As the violation had not been corrected, 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 directed to advise the owner of the Hearing results and schedule another Hearing at the next Meeting, at which another fine could be imposed.

HEARING
#CV-0010-0382-01
FAILURE TO
TRIM TREE

The scheduled Hearing was held for the owner with account #CV-0010-0403-01 for stored items on the patio. The owner was not present. A Motion was duly made, seconded, and unanimously carried to table the matter and explain that there were stored items on the second patio. Cardinal was directed to advise the owner of the Hearing results and schedule another Hearing at the next Meeting.

HEARING
#CV-0010-0403-01
STORED ITEMS
ON THE PATIO

The scheduled Hearing was held for the owner with account #CV-0010-0192-03 for failure to store their trash cans out of sight from the common area. The owner was not present. As the violation had not been corrected, 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 directed to advise the owner of the Hearing results and schedule another Hearing at the next Meeting, at which another fine could be imposed.

HEARING
#CV-0010-0192-03
TRASH CANS

The scheduled Hearing was held for the owner with account #CV-0010-0281-02 for the garage door needing to be cleaned. 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 directed to advise the owner of the Hearing results.

HEARING
#CV-0010-0281-02
GARAGE DOOR
NEEDING TO BE
CLEANED

The scheduled Hearing was held for the owner with account #CV-0010-0434-05 for the garage door needing to be cleaned. 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 directed to advise the owner of the Hearing results.

HEARING
#CV-0010-0434-05
GARAGE DOOR
NEEDING TO BE
CLEANED

The scheduled Hearing was held for the owner with account #CV-0010-0053-05 for jumping the perimeter wall. The owner was not present, but had sent correspondence. 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 directed to advise the owner of the Hearing results.

HEARING
#CV-0010-0053-05
JUMPING THE
WALL

The scheduled Hearing was held for the owner with account #CV-0010-0064-02 for jumping the perimeter wall. The owner was present. A Motion was duly made, seconded, and unanimously carried to table the matter. Cardinal was directed to advise the owner of the Hearing results and schedule another Hearing at the next Meeting.

HEARING
#CV-0010-0064-02
JUMPING THE
WALL

The scheduled Hearing was held for the owner with account #CV-0010-0111-01 for noise nuisance. The owner was not present, but had sent correspondence. 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 directed to advise the owner of the Hearing results.

HEARING
#CV-0010-0111-01
NOISE NUISANCE

The scheduled Hearing was held for the owner with account #CV-0010-0140-02 for a decal being taped to the windshield. The owner was not present, but had sent correspondence. 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 directed to advise the owner of the Hearing results.

HEARING
#CV-0010-0140-02
DECAL TAPED TO
THE WINDSHIELD

The scheduled Hearing was held for the owner with account #CV-0010-0149-03 for noise nuisance in the community on August 24, 2017. 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 directed to advise the owner of the Hearing results.

HEARING
#CV-0010-0149-03
NOISE NUISANCE

The scheduled Hearing was held for the owner with account #CV-0010-0149-03 for noise nuisance in the community on August 27, 2017. 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 directed to advise the owner of the Hearing results.

HEARING
#CV-0010-0149-03
NOISE NUISANCE

The scheduled Hearing was held for the owner with account #CV-0010-0288-04 for disturbance in the community on September 7, 2017. The owner was not present, but had sent correspondence. 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 directed to advise the owner of the Hearing results.

HEARING
#CV-0010-0288-04
DISTURBANCE

The scheduled Hearing was held for the owner with account #CV-0010-0322-02 for pool furniture in the spa. 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 directed to advise the owner of

HEARING
#CV-0010-0322-02
POOL FURNITURE
IN THE SPA

the Hearing results.

The scheduled Hearing was held for the owner with account #CV-0010-0338-01 for dumpster diving. 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 directed to advise the owner of the Hearing results.

The Directors discussed the correspondence received from the patrol officers requesting an air conditioner for the guard shack. No action was required.

Phoenix Patrol was present to discuss patrol matters. No action was required.

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

The Landscape Committee reported that the landscapers were transplanting plants throughout the community. No action was required.

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

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

A Motion was duly made, seconded, and unanimously carried to ratify the actions of the Maintenance Committee from September 6, 2017, approving the proposal from Aquatrends to replace the underwater light fixture at a cost of \$700.00. Cardinal was requested to forward the signed copy of the proposal to the vendor for their records.

A Motion was duly made, seconded, and unanimously carried to approve the Minutes of the August 23, 2017 Regular Meeting as submitted. Director Leierer abstained.

The Directors reviewed the August 2017 Financial Statements. A Motion was duly made, seconded, and unanimously carried to accept the August 2017 Financial Statements as prepared, subject to audit.

The Directors reviewed the current aging report. No action was required.

The Directors reviewed the collection status reports from Association Lien Services. No action was required.

The Directors tabled the review for the miscellaneous accounts that were showing a balance. Cardinal was requested to add the matter to the October 2017 Agenda.

The Directors discussed a neighbor-to-neighbor issue. Cardinal was requested

HEARING
 #CV-0010-0338-01
 DUMPSTER
 DIVING

PHOENIX PATROL
 AIR
 CONDITIONER
 PATROL
 MATTERS
 POOL CMTE.

LANDSCAPE
 CMTE.

WEBSITE CMTE.

ARCH. CMTE.

MAINTENANCE
 COMMITTEE

APPROVAL OF
 MINUTES

FINANCIAL
 REVIEW

AGING RPT.

COLLECTION
 STATUS RPTS.

MISCELLANEOUS
 ACCOUNTS

NEIGHBOR-TO-

to add this item to the next Agenda.

The Directors tabled review of the proposals from Accurate Termite, Angelo Termite, and The Termite Guy for annual termite treatment to the next Board Meeting. Cardinal was directed to add this matter to the October 2017 Agenda.

The Directors reviewed Vinco Construction's proposal. A Motion was duly made, seconded, and unanimously carried to approve proposal CV #18182 for miscellaneous repairs at a cost of \$14,865.00. Cardinal was requested to inform the owners and vendor of the Board's decision.

The Directors reviewed Vinco Construction's proposals. A Motion was duly made, seconded, and unanimously carried to deny proposal CV #18514 and CV #18823 for large item pickups. Cardinal was requested to inform the vendor of the Board's decision.

The Directors tabled review of proposal #CV #8657 from Vinco Construction to paint the interior north guard shack to the next Board Meeting. Cardinal was requested to secure a proposal from CPR to have the interior north guard shack painted.

The Directors reviewed the cease and desist letter that the attorney sent to a resident in the community. Cardinal was requested to follow up with the attorney and request that a second letter be sent, and to find out the cost for ADR.

The Directors reviewed CPR Construction's proposals. A Motion was duly made, seconded, and unanimously carried to approve proposal #19561 for interior repairs at 12743 Rosebrook at a cost of \$780.00; and proposal #19809 for miscellaneous repairs at a cost of \$8,073.00. Cardinal was requested to inform the owners and vendor of the Board's decision.

The Directors reviewed Island Pacific's proposal. A Motion was duly made, seconded, and unanimously carried to approve Island Pacific's proposal to paint the bathroom doors in all of the pool areas at a cost of \$1,550.00. Cardinal was requested to inform the vendor of the Board's decision.

The Directors reviewed La Cresta Backflows proposal. A Motion was duly made, seconded, and unanimously carried to approve proposal #1785 for the new black flow device at a cost of \$1,374.50. Cardinal was requested to inform the vendor of the Board's decision.

The Directors reviewed correspondence from the owner with account #CV-0010-0080-03 requesting an extension cord be run in the common area to charge their vehicle. A Motion was duly made, seconded, and unanimously carried to deny the extension cord request. Cardinal was requested to inform the owner of the Board's decision.

NEIGHBOR

ANNUAL
 TERMITE
 PROPOSALS

VINCO CONST.
 APPROVED
 PROPOSALS

VINCO CONST.
 DENIED
 PROPOSAL

VINCO CONST.
 TABLED
 PROPOSAL

CEASE AND
 DESIST

CPR CONST.
 APPROVED
 PROPOSALS

ISLAND PACIFIC
 APPROVED
 PROPOSAL

LA CRESTA
 APPROVED
 PROPOSAL

H/O CORRES.
 #CV-0010-0080-03
 EXTENSION
 CORD REQUEST

The Directors reviewed correspondence from the owner with account #CV-0010-0120-07 requesting a vehicle variance. A Motion was duly made, seconded, and unanimously carried to approve the vehicle variance. Cardinal was requested to inform the owner of the Board's decision, and to add the vehicle to the vehicle variance spreadsheet.

H/O CORRES.
#CV-0010-0120-07
VEHICLE
VARIANCE

The Directors reviewed correspondence from the owner with account #CV-0010-0131-01 requesting the waiver of previously assessed fines. A Motion was duly made, seconded, and unanimously carried to deny the request to waive the previously assessed fines. Cardinal was requested to inform he owner of the Board's decision.

H/O CORRES.
#CV-0010-0131-01
WAIVER OF
PREVIOUSLY
ASS. FINES

The Directors reviewed the correspondence from the owner with account #CV-0010-0189-02 requesting the patio lights be allowed. A Motion was duly made, seconded, and unanimously carried to approve the request to have the lights remain the way they were currently installed. Cardinal was requested to inform he owner of the Board's decision

H/O CORRES.
#CV-0010-0189-02
PATIO LIGHTS

The Directors tabled review of the vehicle decal correspondence until the next Board Meeting. Cardinal was requested to add this matter to the October 2017 Agenda.

VEHICLE DECAL
CORR.

Cardinal was requested to check water run off from the planter at 7722 Meadowbrook at the next site inspection

7722
MEADOWBROOK

There being no further business, the Meeting was adjourned at 8:38 p.m.

ADJOURN

Submitted by: Lisa Bryce, Account Manager

SUBMITTED

ATTEST:

ATTEST

Jubal Leierer, President

Date

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 September 27, 2017, as approved by the Board Members in attendance of the Meeting.

Marisa Patterson, Secretary

Date

Draft