

Crestview Chateaux HOA March 2023 Board Meeting Minutes - Approved

Meeting called to order at 5:34pm

Landscape Report: Scott- Will be increasing water to plants in April and lay down seed end of April

*Stephanie to check notes to cnf seed was approved

Bld C plumbing repair area to be smoothed over- Scott will pick up dirt/rock as needed: \$15-20

All Pro Tree service walk through needs set up * Stephanie to follow up

Treasurer's Report- Connie not in attendance (how was camping?!) Will approve at next meeting

*Stephanie to look for past Website payments

Discussed extra charges by Sentry which were questioned by Connie-

3 Intent to Lien letters sent each must be certified mail- Attorney charges for actual Lien

Management Report- Stephanie transitioning into roll

Unable to find General/Executive Meeting Minutes from 2/11/23- Chris/Angie to recreate

Leanne should have Annual meeting minutes-and possibly general? Chris/Connie? Reach out

Owners Forum- None in attendance

Old Business-

Roof - 5 Guys back for further inspection (covered in warranty) next week

*Stephanie to find contract and compare to proposal- Proposal said 40 weight
and flashing replaced- Phx Roofing said 30 weight was used and flashing
rusting/not replaced

Roof Cleaning- Honest Abe bid discussed *Stephanie to get another bid for roof cleaning only

Anthony Greco voted onto board

Lighting- *Stephanie to follow up with- Lightbulb color question; Why 3rd style of light which
matches the 2 newer N side lights was not listed as option in that bid; Price for side
mount light similar to proposal for West bld mount as solution for lighting at SW corner;
cnf why price difference between similar light styles at different sites

*Stephanie to get 2 more Bids lined up- req for Chandler

Sidewalk Leveling- *Stephanie to line up another bid

Hot Tub Heat Pump- Old pump residential- Proposal Commercial Pump

*Stephanie to obtain warranty- IF 3years or more then new Pump approved

Pool Men's bathroom door sticking- *Stephanie to line up locksmith

Pigeon Issue-Desert Falconry option bid discussed *Stephanie to get verbal details in writing
then discuss again based on Roof Cleaning bids and line out time table

New Business-

Trash/Recycle-*Stephanie get rate quote from WM re: 2 trash bins each location 2 d/wk pick up

Water Usage Spike- *Stephanie to discuss amount changes to Connie and schedule plumber to
look for likely leak

Adjournment- 7:05pm