

Crestview Chateaux HOA General Meeting Minutes 8/17/2023

Meeting called to order at 531pm

Board Members Present: Chris Mohme; Connie Gartner; Angie Graeber; Jim Zirbes;

Anthony Greco (joined at 546 pm)

Sentry Management: Stephanie Valdivia

Landscape Report: Scott-

Seeding expected Oct: Seeding proposal will expect to be 20% decrease

Water consumption decrease by mid September

Nut grass \$65 to spray again- approved by board

Sprinkler heads x3 fixed

June Meeting Minutes: Approved with correction

Owners Forum- none present

Treasurer's Report- Connie

Discussed Reserves at ~\$84,000

Grounds and General maintenance over budget

Double bill Connie noted: corrected

Financial Report July approved

Management Report-

All work orders completed

Party Pools- no response to not cleaning chlorine lines clogged- need more communication

Unit 142- trying to get drainage bid still

Roof Cleaning- scheduled Aug 22

Old Business-

Precision Concrete Proposal- Board approved \$3291.38 level of grinding

**There are multiple areas which need physical repair rather than grinding- Stephanie
to arrange bids

Good Neighbor Foundation Repair Bldg D- completed -2 other spots: review bid in Sept

Grant for Lights Connie said we need to host a GAIN event on Oct 14 for 2 hours and Jim

volunteered to go on 9/16 to submit our plan and get assigned a time on Oct 14 when

GAIN presenter will be available

New Business-

Good Neighbor Handyman Service discussed- Connie will run invoice numbers but not likely

Collection Directive- Stephanie filled out forms with board input and signatures

Faded Signs- 2 Private property and 1 pick up after dog signs to be purchased/reimbursed to Jim

Pool/Hot Tub Sleeves Replacement: Connie to order and Chris to replace

Unit 211 Roof Leaking again- Stephanie to talk to 5 Guys to have them look Aug 22 when also
here cleaning

Leak noted in pool area between bathrooms

Bld F increased water usage- Chris will type letter for Stephanie to print distribute during
inspection next week

New Towing Form must be physically signed and given to tow truck driver

All City Towing needs updated authorization- Jim and Chris

Towing should give 48 hours once sticker is placed- Chris will have sticker

Maintenance Calendar-

Stephanie will reach out to JDM Painting for paint Bid so that work can be approved and then
completed in Feb 2024

Stephanie to send out Chimney Cleaning reminder Emails

Adjournment- 729pm