

MINUTES OF THE CRYSTAL COVE RESORT HOA
BOARD OF DIRECTORS BUDGET MEETING
MONDAY SEPTEMBER 10th 2018

The Board of Directors of the Crystal Cove Resort Homeowners' Association held their Budget Board Meeting on Monday, September 10th 2018 at 4:00 p.m. at the Crystal Cove clubhouse.

Present were Board members Ellen Rosette, Raisa Magalhaes and Dona Bluteau. Also present Martyn Thorley LCAM of Association Solutions and a few homeowners.

Call to Order

A quorum being present, the meeting was called to order at 4:02 p.m.

Review and Approval of Minutes

The Minutes of the May 24th 2018 Board meeting were read. Ellen Rosette proposed a small number of amendments to the minutes and the motion was carried unanimously. Motion was made by Raisa Magalhaes and seconded by Dona Bluteau and the amended minutes were unanimously approved for the May 24th meeting.

Financial/Management Reports

Martyn Thorley reviewed the July 2018 Financials and Management Reports on a line by line basis with the Board. Upon motion duly made by Dona Bluteau and seconded by Ellen Rosette, the July 2018 Financial Statements were unanimously approved.

Old Business

Security Company: As requested Martyn Thorley provided the Board members with a costing for 24/7 security. The Board agreed that at the present time the community could not afford this. The security company had inadvertently had two carts dropped off at the community following the repair to the Crystal Cove cart. As the two carts were still sitting in front of the clubhouse and neither were working, Ellen proposed that the community charge the company \$50 per day for storage until one cart was removed and Raisa and Dona agreed. Martyn said he would write to Shannon the company manager. Dona asked Martyn to tell Shannon that a new light was needed also.

Newsletter: Martyn informed the Board that this had been sent out in early June.

Pool Heat: The Board members discussed when to have the pool heaters at the clubhouse turned on. The decision was made to heat the pool from November 16th to November 25th and from December 24th to January 1st 2019 subject to the outside temperature conditions.

New Business

Budget 2019: Martyn Thorley presented the proposed budget for 2019 on a line by line basis, explaining each item. The Board then discussed the suggested budget in detail and after much discussion and consideration, a motion was made by Dona Bluteau to approve the 2019 Budget and increase the dues to \$160 per month. Raisa Magalhaes seconded this and Ellen agreed and the motion to approve the proposed Budget for 2019 was carried unanimously.

Holiday Season Security: Dona proposed that the community have the security guards for extra hours over the Thanksgiving and Christmas periods and Ellen and Raisa agreed. Martyn said he would inform the company of the extra hours and times required.

Minutes: Ellen said that the May minutes were not on the website in totality and the previous minutes had disappeared off the website completely. Martyn said that Association Solutions had suffered a major IT failure recently and this had taken priority over restoring the minutes to the website unfortunately. Martyn said that he would email Ellen copies of all the Board meeting minutes since turnover if they were not put back on to the website.

Mailboxes: Raisa said that the two USPS mailboxes looked very dirty and reflected badly on the community. Martyn said that he would have them cleaned even though the Post Office should really take care of them.

Christmas Decorations: Dona suggested that new Decorations be purchased and Christmas lights added at the entrance. Ellen and Raisa agreed and Dona volunteered to obtain the new Decorations and install them with help from her husband Bob.

Community Inspections: Ellen asked, in view of Martyn being on vacation next week, who would be doing the community inspection? Martyn said that he would arrange for Marc to carry out the inspection.

Open Forum:

A Homeowner asked if homeowners would need new access cards to enter the clubhouse and pool area when the new system had been installed. Martyn said that the existing cards should be able to be programmed to the new system. If this turned out not to be possible, then an email would be sent to owners advising them what to do.

Date of Next Meeting

The date for the next meeting, which is a Board meeting, is Monday January 21st 2019 commencing at 4.00 p.m. in the clubhouse.

Adjournment

There being no further business to discuss, Dona Bluteau motioned to adjourn and this was seconded by Ellen Rosette. The meeting was adjourned at 6:00 p.m.