

CRYSTAL RIDGE HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING 9
April 10, 2023

Minutes of the Board of Directors Meeting of the Crystal Ridge Homeowners Association, *Kansas City, KS*, held in the clubhouse, in *Kansas City* at *7:30 PM* on the *10th of April, 2023*.

I. CALL TO ORDER

Board member Phillip Wills called the meeting to order at 7:32 p.m.

II. ROLL CALL OF OFFICERS

Roll call of officers at 7:33 p.m.

Present: *Phillip/Emily Wills*

Ernestine Brown

David Kempker

Rob Bauer

Katrina Smith

Showntelle Smith

Absent: *Mary Grunke*

Chad Peakes

Brandon Laughridge

Showntelle Smith

Jennifer Chandler

III. APPROVAL OF THE MINUTES OF THE REGULAR MEETING

Motion by Phillip Wills, seconded by Rob Bauer, to approve the minutes of the prior meeting of April 10th 2023, Motion Carried at 7:34 p.m.

IV. FINANCIAL REPORT

Rob Bauer gave the report as follows at 8:08 p.m.:

A. 124/140 homes have paid

B. No more major projects

C. Waiting on 16 payments

D. Opened separate account for mowing for entire summer

E. Sent paperwork out for asphalt reimbursement \$5400.00

F. Still have monthly payment dues coming in

G. Handful of regular monthly payments

H. Once June hits, we can vote on putting liens on 16/however many are left with no PR issue according to lawyer

I. \$3200.00 in current main account

J. \$5600.00 in current mowing account

V. MANAGERS REPORT

Phillip Wills gave the report as follows at 7:30 p.m.:

A. Letter mailed out to individual owner who insists HOA is illegal/illegitimate

B. Not going to put interest on non payments as of this moment

- C. Volunteer trash pickup day
- D. Reflective paint on curbs
- E. Jeremy updated website
- F. Road repaired
- G. BBQ
- H. Railings
- I. Draining pool + cover- NEXT MEETING
- J. Revisit raising dues for next year this summer
- K. Which large projects until budget is feasible
- L. Trash issues
- M. Landscaping- mulch only with current finances
- N. No parking on sidewalks and grass for CCR
- O. Downspouts- David/Rob
- P. Roof spots need tarred
- Q. Interior paint samples
- R. Enclosing dumpster
- S. Basketball goals in the street- code enforcement
- T. Four wheelers- code enforcement
- U. Truck to be towed from clubhouse parking lot
- V. Board meetings time/days- keep as thursdays

VI. UNFINISHED BUSINESS

Unfinished business was discussed by Phillip Wills at 7:50p.m.

- A. Bulk trash pickup day
- B. Invoices to property owners who have not paid will only be annual option as of now.
- C. June/July for quotes on next year's projects
- D. Volunteer day

NEW BUSINESS:

- Neighborhood BBQ on May 20th, 11-2pm
 - Hot dogs, chips + water

NEXT MEETING- send out communication

- David- bouncy house connection

PAST DUE LETTERS, drafted, mail out for lien notice

- May 19th to mail notices VOTED YES

Bring up pool on next meeting

Private donations for mixed soccer/football field

- Proposed grass area corner of N 103rd Pl/Edith Ave
- VOTED YES on location
- VOTED YES on design- pitching on facebook and gofundme

Date for BBQ- May 20th

Movie night at the clubhouse

- VOTED YES

Community policing enforcement

- Ian
- initially send him an email on what we would like them to enforce
 - Cars parked on grass
 - Not tagged cars
 - Non moving cars
 - Cars in clubhouse parking lot not moving

Letters to community "Be a nice neighbor"

- Waiting to enforce extra trash in yard and basketball goals in streets
- Leashed pets
- Contractor grade trash bags or trash in cans
- Watch your speed
- Please respect your neighbors, renters + homeowners also live here
- BBQ

Clubhouse renting- table for another conversation/meeting

End of summer- revisit lighting for bus next school year

VII. NEXT MEETING DATE

The next Community meeting scheduled for June 12th, 7:00 pm

The next Board meeting is scheduled for May 11th, 7:00 pm

The board meeting adjourned at 8:56 p.m.

These minutes were approved by the Board of Directors.

Emily Wills

Emily Wills, Secretary

04/10/2023

Date