

Crystal Gardens Homeowners Association
Board of Directors Meeting Minutes
August 28, 2011
7:00 PM
City of Avondale Civic Center

Minutes Prepared by Marcia Colquitt, Secretary

In Attendance: Kate Cherekos, President
Ron Gibson, Vice President
Loren Hoboy, Treasurer
Marcia Colquitt, Secretary
Robert Rixx, Director

- ❖ Jake Boyd, Sr. Water Recharge/Wetland Operator gave a brief update on the lakes and current projects. The City has added dye to the lakes to control the algae. The cost of the treatment was about \$1,700. Also, Jake reported that the newsletter had gone out to residents.
- ❖ Homeowners (2) in attendance did not have any specific questions for Jake, the Board or Colby Management.

Meeting Agenda

- The meeting was called to order at 7:15 PM. A quorum was established.
- Motions were made to approve the July meeting minutes and the July financials. No discussion took place on either and was approved.

New Business

- There was discussion about the October annual meeting to take place on October 27, 2011. The Board discussed the plan to invite city officials, the landscapers, and others for an open forum for homeowners as had been done last year. It was also decided to not have the meeting at the Avondale Civic Center but keep it at the old location at the church. It was suggested to include recognition awards to several folks who have done a great job this past year. Further details will be presented at the September meeting.
- A sheet was distributed titled "Director's Summary". It outlined the Board members and the years of their terms. Kate's position on the Board is up for election this year. Colby Management will be sending out election forms in the mail for homeowners who may be interested in being elected to the BOD. Election take place at the annual meeting and a quorum is needed. If no quorum is reached, the Board appoints someone to fill the position. In the past, no quorum has been met, but the BOD discussed efforts to get people to attend or at least mail in a ballot.
- There was some discussion on the new legislation passed for HOAs and the open meeting law. The new law allows for more transparency in open meetings pertaining to HOA

Boards; but did not appear to change how the Crystal Garden's HOA currently conducts business.

Old Business

- Jim Verpoten, Colby Management, passed around a signature page for the Board to sign for approval of the revised Community Handbook. It was decided not to include the signature page in the booklet itself but kept on file at Colby Management.
- Community handbook printing quotes had been obtained by Colby at \$1.00 per copy in a booklet form. Loren volunteered to re-format the document which is not in the booklet form; otherwise a new bid would have to be obtained for spiral bound copies. Marcia will send Loren and Robert the latest approved version.

Next Meeting – September 22, 2011
City of Avondale Civic Center
7:00 PM

Meeting Adjourned –8:30 PM