

CRYSTAL LAKES

HOMEOWNERS ASSOCIATION, INC.

Board of Directors Meeting

June 13, 2024

Zoom

Meeting Minutes

1. Call to Order-Certifying of Quorum

The meeting was called to order at 6:30 p.m. Sharon Huddleston, Ed Martini and Andrew Peterson were present, therefore a quorum was established. Jennifer Conti represented McNeil Management Services.

2. Approval of Meeting Minutes

Board reviewed previous meeting minutes.

On Motion: Duly made by Ed Martini, second by Sharon Huddleston and carried unanimously.

Resolve: To waive the reading and approve the meeting minutes as presented.

3. Business Items

Records Access Policy: Board reviewed and discussed the community Records Access Policy.

On Motion: Duly made by Ed Martini, second by Sharon Huddleston and carried unanimously.

Resolve: To accept and adopt the Records Access Policy for their community.

Alligator Discussion: Board discussed potential alligators in the ponds throughout the community. Board authorized Alligator Hotline to move forward with removal when an owner reaches out to the hotline to report an alligator within the community.

Irrigation Update: Dominic provided an update regarding the community irrigation. The community continues to have intermittent problems with the irrigation pressure. Board wants to remind owners to stick to the posted schedule and report pressure issues to management.

Landscape Proposal: Board discussed the proposal provided to them by J&R Tree Care to remove 40 Bougainvillea and replace with 45 Blue Daze.

On Motion: Duly made by Ed Martini second by Andrew Peterson and carried unanimously.

Resolve: To approve the proposal from J&R Tree Service for \$855.00.

Adjournment

On Motion: Duly made by Ed Martini second by Sharon Huddleston and carried unanimously.

Resolve: To adjourn the meeting at 7:52 p.m.

Prepared by Manager on behalf of Secretary