

CARDINAL CREST HOMEOWNERS ASSOCIATION  
BOARD OF DIRECTORS MEETING MINUTES  
JULY 16, 2008  
DRAFT

**BOARD MEMBERS PRESENT**

Robert Gudz	President
Jimmy Wyrick	Vice President
Ken Eggers	Secretary
George Vaughn	Treasurer

**BOARD MEMBERS ABSENT**

Scott Miller	Member at Large
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**OTHER ATTENDEES**

Victoria Garner	Community Manager, Cardinal Management Group, Inc.
Michele Bastin	Interim Recording Secretary

**CALL TO ORDER/VERIFICATION OF QUORUM**

Rob Gudz noted the presence of a quorum and called the meeting to order at 7:34 p.m.

**APPROVAL OF MINUTES**

**Scott Miller made and Ken Eggers seconded a motion to approve the April 23, 2008 Board Meeting minutes as presented and the motion carried unanimously.**

**COMMUNITY OPEN FORUM : NONE**

**OFFICERS REPORTS: NONE**

**COMMITTEE REPORTS**

**ARB** – No applications at this time. It was noted that the Board needs to be open to “Green” type technologies for the community. A committee will be formed in order to prepare guidelines for the Boards review regarding applications from homeowners that wish to “Go Green”. Volunteers are needed for this committee. Management will gather information from other communities that are adopting this kind of policy.

**Newsletter** – Another newsletter will be completed at the end of summer.

**Welcome Committee** – No report at this time.

**Neighborhood Watch** – National Night Out is scheduled for August 5, 2008. Forms will need to be completed and sent to the County to sign the community up for the event. The March 31, 2008 event was well received. Over 100 parents participated as well as the SWAT team, mounted police patrol, Fire department, and helicopter landing. The weather held off and a great time was had by all.

**Web Master** – No report at this time.

**Special Events-** None at this time.

**MANAGEMENT REPORT**

Financial statements ending May 31, 2008 were made available for the Boards review.

Management will continue to inspect the property weekly.

Management has sent a second letter of violation for the commercial vehicle located at 4085 Cardinal Crest. Management is also aware of the trailer/camper RV that is parked on the property.

**Grounds and Maintenance**

The board tabled approval of the proposal from Carlos, pending verification of the scope of work, expected time that work will begin and warranty after completion, for the trail on Towhee Court. This information will be emailed to the Board and a decision will be made, in lieu of a meeting, through email vote.

The Board would like two additional proposals for landscaping companies, along with the current contractor, and would like to walk the property with the bidders in order to make a more informed decision.

**UNFINISHED BUSINESS**

The Board would like Management to get more detailed information regarding Wolf Recovery, a collection agency, before making a decision.

**NEW BUSINESS** None at this time

**EXECUTIVE SESSION** None at this time

**ADJOURNMENT**

**Rob Gudz made and Jimmy Wyrick seconded a motion to adjourn the meeting at 8:44 p.m., and the motion passed unanimously.**

Respectfully submitted,

\_\_\_\_\_  
Michele Bastin, Interim Recording Secretary

Date\_\_\_\_\_

Approved \_\_\_\_\_  
Board President

Date\_\_\_\_\_