

Crown Hills News April 2015

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Board of Directors

President
John Slatinsky

Vice President Tito Cruz

Secretary Casey Myers

Chief Financial Officer
Jeff Soto

Member-at-Large Shirley Green

Crown Hills Community Office

1821 Victoria Park Terrace Alpine, CA 91901 www.crownhills.org 619.659.3520 office@crownhillshoa.sdcoxmail.com

Mon 8:30 a.m. - 5:00 p.m. Tues 12:00 p.m. - 5:00 p.m. Wed 8:30 a.m. - 3:00 p.m. Thurs 8:30 a.m. - 5:00 p.m. Friday Closed

Newsletter-Editor
Professional HOA Consultants

Emergency Contact

Professional HOA Consultants 8181 Mission Gorge Rd, Ste. E San Diego, CA 92120 619.229.0044 www.phoac.com

Next Board Meeting

Tuesday, April 28, 2015 at 7 p.m.

Crown Hills Clubhouse

President's Message

March was a very productive month. The well project is progressing. As of this writing, only one more inspection needs to take place before the water distribution system is turned on. The RV garage was inspected and it was found there is no need of repairs at this time. Our Cedar trees have a mite infestation. Steps are being taken to address this issue.

Joe Apparito was introduced as the Association's new Community Manager. He is the Vice President of PHOAC and directly supervises all of the company's managers. PHOAC is diligently addressing rules and compliance evidenced by the improvements in the property from three years ago. Joe proposed a way to make sure all ongoing issues are kept in evidence on the agenda as being worked on. He reminded the owners present, that the meetings have time limits and issues have to be prioritized. The Board is doing an excellent job of this while still working on less pressing issues. Apparito mentioned finishing getting the well on line and funding the roads were two large issues before the Board. He suggested the next large issue would be to amend the Association's rules for ease of enforcement.

We are committed to working very hard to complete current HOA projects and to address the concerns of our members. On behalf of the entire Board I want to express our appreciation and support of our members.

~Respectfully, John Slatinsky



Happy Spring!

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From the Office Administrator Crown Hills Safety Day

We have a volunteer to Chair a "Safety Day" event for Crown Hills. We are planning the event sometime in May. This event is a way to help keep our community great by learning all the best practices to stay safe. Learn more about how to reinforce safe practices. The Crown Hills community is invited to get acquainted with our neighbors. Exchange phone information. Support each other and make this community a place where people know we watch out for each other. Watch for more information. If you would like to volunteer with this event, contact Mary in the office or email her using the "Contact Us" page on our website crownhills.org.

Snakes

It's that time of year again when cold-blooded critters come out and frequent our yards, common areas, and open spaces. Be vigilant when walking outside and keep your eyes open. The Alpine Fire Department can be called for routine snake removal during business hours at 619.445.2635. For emergencies, dial 911.

RV Storage

Please make sure the office has up-to-date registration and insurance information for your vehicle.

For Sale

Club car golf cart. Seats 4 in mint condition. Roof & full windshield. All new batteries. Black with red trim. Asking \$2,500 also has radio. \$2500 or best offer. Call 619.659.6033

Oil Stains on Your Driveway

An owner came into the office to report he found a product to clean your driveway. It's called "Grease Magnet". He found it on-line at www.CLR.com He got the 26 oz bottle with shipping for about \$15.

Dogs on Leash

The Rules and Regulations of the HOA state dogs outside your property must be on a leash. Please think of your neighbor.

HOA Hours of Operation

Pool 5:00 am - 11:00 pm
Exercise Room 5:00 am - 11:00 pm
Clubhouse During office hours only
Tennis Courts 5:00 am -11:00 pm

Dying Eggs this week? (Games with dyed eggs) Egg Bocce Ball

Dye eight eggs, with two sets of four that are the same color. Use one regular hard-boiled egg that has not been dyed as part of the game as well. Choose one of the two players to toss the plain egg into the center of a grassy playing area. The two players then alternate turns trying to toss one of their four eggs of the same color closest to the plain targeted egg. After both players have tossed all four eggs, award a point to the player that is closest to the targeted egg. If a player has one of her eggs touching the targeted egg it is worth two points. The first player to 11 points wins the game.

Flashlight Egg Hunt

Search for eggs using flashlights. Before your guests arrive, hide eggs outdoors in the yard. Make sure you write down where they are, as they will be hard to find at the end of the game without a list. Wait until it becomes dark outside. Give each player or team a flashlight to use. Give the teams or individuals up to 30 minutes to find the eggs. The winner can be determined by who finds the most eggs, or you can assign points to eggs depending on how hard they are to find, with the player or team scoring the most points winning.

http://www.ehow.com/list_5657451_easter-party-games-adults.html

Alpine Women's Club

The next monthly luncheon is on Tuesday, April 21, 2015 at 12:00 noon. The program will center around past Presidents of the Woman's Club; their adventures and experiences. If you are interested in attending please contact Joanie Bogle at 619.328.5728. The AWC is open to all East County women. We are located at 2156 Alpine Blvd., Alpine, CA 91901 Our website is www.alpinewonansclub.org

Chipping

In case you missed it our program is back up and running and it's your turn, your event is scheduled for **April 17th**. Registration is now open for Zones 1 & 2 and will close on April 11th at midnight. Go to www.greateralpinefsc.org for all the information you need and to register. Please read all our rules and guidelines on our website and registration form. Don't miss this opportunity to get caught up with maintaining your defensible space.

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Board Minutes Summary - March 24, 2015

Manager's Report

Joe Apparito was introduced as the Association's new Community Manager.

President's Report

The HOA has a volunteer to coordinate a "Safety Day" information presentation twice a year for Crown Hills' residents. Watch for updates.

Chief Financial Officer's Report

The Association has been in the process of funding projects for our future through the reserve program and is much more efficient financially because of these efforts. For the period ending Feb. 28, 2015 Total Assets: \$851,077.37. Comprised of \$39,693.82 in operating funds, \$797,283.47 in reserves, and \$14,100.08 in accounts receivable.

Committee Reports

Architectural – Cruz announced Pat Bowles is the new approved chair of the Architectural Committee. Bowles reported there are a total of 50 projects this month, 35 ongoing and 12 are new.

Landscaping – Whitfield reported there are planting projects going on around the clubhouse and they are looking for a place to store mulch.

Water Usage - Hook reported water usage is running below last year's usage - \$12,051 currently. We hope to save 64% of this once the well is on line. The water distribution system should be up and running in early April.

RV Storage – Hayes reported the lot is 99% full. There is one small RV space available.

Old Business

RV Garage – The Geo Technical Company who inspected the building said it was alright and no repairs are needed at this time.

Pump Room – The plumber has been out to review an action plan.

Tree Trimming – The vote carried to spend \$3,500 for trimming at this time.

Cedar Trees – The vote carried to spend \$5,000 to treat mites on the trees, 115 trees are affected. We are hoping to save at least half of them.

New Business

Merrill Lynch – The vote carried to invest \$75,000 in a 12 month CD and keep the other \$75,000 liquid at this time.

RV Gate Repair – The vote carried to install a new motor for \$650.

Carpet Cleaning – The vote carried to have the carpet cleaned in clubhouse.

Adjournment

The Next Regular Board of Directors Meeting will be held Tuesday, April 28, 2015 at 7 p.m. in the Crown Hills Community Clubhouse

Regular Clubhouse Activities

Mondays – Alpine Choral Rehearsal 7 – 9 pm Wednesdays - Card Games & Snacks 9 am

4th Tuesday – Open Board Meeting – 7:00 pm

3rd Wed – Greater Alpine Fire Safe Council – 6 pm

2nd Thursday – Book Club – 6:30 pm

3rd Friday – Game Night – 6:30 p.m.

Contact Kathie 619.445.1174

Contact Shirley 619.659.0562

Crown Hills Homeowners Association Stars The Stars of April are all the Crown Hills Committee Chairs and members. We want to thank all who have ★ stepped up to Chair our committees. Without you, Crown
★ Hills would not sparkle like it does. Thanks, all committee members, for attending meetings, giving their ideas, working hard at implementing those ideas and just in general making our association a better place to live. Crown Hills is a wonderful place to live and this is due to our volunteers donations of time and talents. You make ★ us shine so now the spotlight is on you. Thank you very, ★ very much. You are all stars!!!

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