



Crown Hills News

June 2015

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Board of Directors

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 Wed 8:30 a.m. - 3:00 p.m.
 Thurs 8:30 a.m. - 4:30 p.m.
 Friday 8:30 a.m. - 12:30 p.m.

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www.phoac.com**Next Board Meeting**

Tuesday, June 23, 2015

at 7 p.m.

Crown Hills Clubhouse

President's Message

Well, the water distribution system is up and running. We had 20,000 gallons of water pumped into the tanks in less than twelve hours. This amount of water is enough to supply all the common area green belts on the North side of Victoria Park Terrace. Special thanks to all those homeowners for overseeing the completion of this project at just the right time.



With completion of the well project, the Board has begun preliminary discussions on the roads. The Board voted to hire a road engineer to assess the condition of our roads and provide recommendations. These recommendations will be the specifications for developing our Request for Proposal (RFP). It is the Board's goal to begin developing the road plan after we analyze two months of water savings. If you wish to volunteer to serve on this planning committee, please give Mary your contact information.

Special thanks go to the Alpine Fire District, specifically Fire Chief Jason McBroom, for his help in updating our Crown Hills Disaster Manual. The Fire District's website contains many valuable documents. I would encourage you to visit their site at www.alpinefire.org.

Linda Keating was approved by the Board to serve as the Election Commissioner. She will be responsible for identifying potential Board candidates in the upcoming election. Three Board seats are open. Homeowners will receive election information in an upcoming mailing.

The first Annual Crown Hills Safety Fair was held on May 30th. A special thanks to Mary Hand for coordinating this worthwhile event. Thanks to the Alpine Kiwanis for offering the Child ID program.

I was pleased to learn that four homeowners volunteered to serve on various committees. We still need additional volunteers. If you are interested, please contact Mary.

The Board is appreciative of your support and will continue to work hard for our community.

~Respectfully, John Slatinsky

☆☆☆☆☆☆☆☆☆☆☆☆☆☆☆☆☆☆
 ☆ **Office Hours Change** ☆
 ☆ Effective Immediately ☆
 ☆ Mon 8:30 a.m. - 4:30 p.m. ☆
 ☆ Tues 12:00 p.m. - 4:30 p.m. ☆
 ☆ Wed 8:30 a.m. - 3:00 p.m. ☆
 ☆ Thurs 8:30 a.m. - 4:30 p.m. ☆
 ☆ Friday 8:30 a.m. - 12:30 p.m. ☆
 ☆☆☆☆☆☆☆☆☆☆☆☆☆☆☆☆☆

Happy Father's Day!

Congratulations Grads!

Flag Day June 14th



From the Office Administrator

Red Curb

The curbs and the sidewalks on Victoria Park Terrace belong to the county. The county was asked to paint the curbs to our entrances red. The County researched and examined the request. The County of SD Traffic Division said red curbs are not warranted.

Guest Parking

Only guests are allowed to park in guest parking. Owners and residents are expected to house their vehicles on their own property and not take spaces in guest parking. Thank you.

Reminder - Architectural Approval

"All appliances or installations on exterior roofs of structures must be approved by the ARC and installed in such a manner that minimizes their visual impact. Location of satellite dish installations must be approved by the ARC and, in the absence of technical requirements to the contrary, the rear of the house will be the preferred location."

When installing anything on the exterior of your home, including satellite dishes, be sure to fill out an Architectural Approval form.

CPR and Defibrillator (AED) Training

Sign up today and reserve your spot! June 13th at 9 a.m. – 12:00 noon in the clubhouse. Call 619.405.8274 or email torres@mercymedtrans.com
We have an AED device in the Exercise Room. This may be used for emergency by any owner. If you are using the pool, tennis courts, or clubhouse you have access to the AED device in the Exercise Room. Please come and take a class to learn how to use the device. The classes are free. Thank you.

Safety Fair

The Crown Hills Safety Fair was a hit, according to the feedback received. Attendance by residents is estimated at 150.

Thank you to the following agencies that participated and provided a fun and informative day:

Alpine Kiwanis - staffed by friendly local Kiwanians. 35 children participated in their very helpful Child ID Program.

Alpine Sheriffs - lots of informative materials for old and young

Alpine Fire - with their brand new rig, firefighters and lots of goodies, including firefighter helmets for the kids

Mercy Medical Transportation - with their Ambulance, Paramedics and a demonstration for using the new AED they have provided to CH.

Forest Service - with 2 rigs, firefighters, hose demos with the kids, lots of handouts and an appearance by Smokey Bear!

Sycuan Police - with a police car and policemen with helpful brochures

The American Red Cross and The San Diego Burn Institute for providing interesting materials. We still have some of these left, so please contact the office if interested.

The free hot dogs, chips and waters were much appreciated and so tasty. Thank you to volunteers Hilde Hinchcliff and Jerry Stratton for making that happen. Great job! Thank you to volunteers; Ken and Nancy Hauer, Lena Ghianni, Kathie Pelletier, Steve Bellas, Joe Hand, Lauren Rump and Mary Hartig/ Crown Hills Office for all their contributions to the success of our Safety Day Event. Apologies to anyone inconvenienced by the traffic or event parking.
~Mary Hand



Board Minutes Summary - May 26, 2015

Presidents Report

See President's Letter

Financial Report

Association Chief Financial Officer Jeff Soto provided a report for this period ending 4/30/15. The Operation account balance is \$53,909.88, the Reserve Account balance is \$825,331.89 and the Accounts Receivable balance is \$13,140.13. Pre-paid Income totaled \$26,211.43. Monthly Income was \$59,332.00 with expenses of \$51,508.00 for net earnings of \$6,394.00. Financial report approved by the Board pending independent financial audit. Board approved lien for property in event payment is not made by deadline.

Committee Reports

Landscaping – Hinchcliff requested funding for landscaping around the well which will be addressed as the well is completed and as funding permits.

Water Usage/Conservation and Well – Hook reported that the well project is complete and running. Tanks are full and irrigation is being provided by our well. The components will be adjusted as needed. \$30,300 has been spent on irrigation water this year to date.

Common Area Tree Care – The Cedar Trees seem to be improving with the treatment and deep root feeding. They will be monitored to see if additional treatment is needed. Several trees may be removed if improvement is not seen. The Board approved \$5,000 for the next phase of our tree trimming.

Water Distribution System – Now that the project is complete, the Well Committee will be re-designated and re-appointed to be the Well Maintenance Committee. There will be more information on this new committee at the June meeting.

Unfinished Business

Rule Amendment Proposal – Vinyl Fencing The Board obtained legal opinion and the issue must be placed before the membership for a vote. It will require 51% approval or 170 votes of approval. It may go out for vote during the annual meeting in September.

Well Area Fencing – Canyon Fence was awarded the bid for the well fence by the Board.

New Business

Community Asphalt Repair/Replacement – Management will obtain a proposal from an Asphalt Management and Consulting Contractor to provide detailed work specifications of all needed community asphalt repairs and replacements. These specifications will then be used to obtain competing asphalt repair and replacement proposals. This item is to remain on agenda.

2015 Annual Meeting of Members & Election – Tuesday, September 22, 2015 at 7:00 p.m. there are 3 Board Seats up for election. The Board has appointed Linda Keating as the Nominating Committee Chair.

2015 Reserve Study Proposal – The Board voted to approve the reserve study proposal for \$500.

Adjournment

The Next Regular Board of Directors Meeting Will be held Tuesday, June 23, 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
Contact Shirley 619.659.0562
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

Crown Hills Homeowners Association Stars
Thanks go out to the Well Drilling Committee.
They met, discussed, compared, listed, worked,
and moved to get our well in the ground and
producing water. Fred Rowe, Joe Brunold, Marcie
Berry, Becky Schooler, Jim Hook, Jim
McDaniel's, Kolton Gustafson, Judy Watson,
Shirley Green, Casey Myers, Wes Porter, and
Joe Apparito. Thank you for everything. We will
all be enjoying a great deal of savings on our
water bill. You all are the very best!