

MINUTES --- CRESCENT VILLAGE BOARD MEETING --- March 22, 2017

The Board members in attendance are as follows: Susan Naples, Doug Dempsey, Susan Marchetti, and Joe Witt. Property Manager, Mark Liberman, was also in attendance. Absent from the meeting was Bill Lewis, and Robert Noll.

The general meeting was called to order at approximately 7:10 PM

1. The minutes from the previous Board Meeting were accepted and approved by the attending Board members: Motion by Doug, seconded by Joe.
2. It was announced that Enes Elia has resigned from the Board. It was agreed that her position will be filled during the general election at the Annual Board meeting in June. Joe Witt is temporarily filling the seat vacated by Mike Funke. That seat will be permanently filled during the general election.
3. Mark reported that there were two recent sales in Crescent Village:
 - a. 148 Kyles Way - \$320,000 (inter-family sale)
 - b. 63 Kyles Way - \$390,000
4. Mark reported that the ratio of on-site owners remain within the guidelines of our by-laws. There are presently 120 on-site owners (89%), and 15 offsite owners (11%).
5. Doug reviewed the financial statements (through February 28, 2017), and we remain in stable financial condition in revenue.
6. A motion was passed (made by Doug seconded by Joe) to approve the lighting installed at unit #87, and waive the outstanding fine for installation without formal Board approval. The approved light for the Ashwood model is the "Bronze Wall Lantern". The specs for this light are located on our website. The approved light for the Beechwood model is **one (1) 6"** recessed light installed above the unit number. Specs for this light will be posted to our website shortly. Also, approved in this motion was an agreement that a waiver would be granted to Unit #107 for the light that was installed without formal Board approval. It was noted that no decision on a lighting fixture has been made regarding the Elmwood models.
7. The Board approved replacement of a poor liner. A motion was passed (made by Susan N., and seconded by Susan M.) that Blue Wave will replace the existing liner with the style Contemporary – Boca Blue Crystal 27/27.
8. A motion passed (made from Doug and seconded by Joe) to renew the contract with Northeast Irrigation for a period of one year.
9. MQL's contract expires on March 31, 2017. A bid was received that included an upgrade for plantings requested by the Landscape Committee at a cost of \$2250.00 which the Board felt was excessive. Mark will return to them to obtain an alternative proposal.
10. Marvelous Masons submitted a proposal for repairing concrete sidewalks/curbs within the community which contained a minimum charge of \$20,000 which the Board felt was excessive. Mark will contact them to obtain an alternate proposal.
11. Comcast is aggressively pursuing an agreement with Crescent Village to service wiring and marketing their services in exchange for a one-time monetary payment to the Association of \$100/per unit owner. Concern was expressed from the floor that this might violate our non-solicitation policy. Mark will obtain further definition from Comcast regarding their request to "market" to unit owners.

The meeting was adjourned at approximately 8:35 PM.

Respectfully submitted by Susan Marchetti, Board Secretary