

**KEMPTON CROSSING HOMEOWNERS' ASSOCIATION**  
**APRIL 17, 2017**

The regular meeting was called to order at 7:00 PM by President Allen Lund.

**Board Members Present:** Cherry Marfisi, Larry Steinberg and Jackie Barker. Bruce Kappel was available via telephone.

**Management Present:** Janet Giannini, Association Manager, was in attendance.

**Homeowners in Attendance:** N/A

**Minutes:** The March 20<sup>th</sup> minutes were approved on a motion from Cherry and second by Jackie. Motion passed.

**Financials:** The March financial statement was reviewed by Bruce and he advised the Board that all was in good order. Unanimous approval of the March financials.

**Landscape:**

Glen Winter of ProQual Landscaping gave the following update;

1. Crews continue to detail all areas.
2. The Board requested Glen to prepare a proposal to enhance Pecos Road. Proposal was discussed. Jackie made a motion to approve and Cherry seconded. Motion passed. Work will be completed in October 2017.
3. Glen advised the Board that ProQual purchased a water conservation company which will enable them to more accurately monitor and make recommendations on water usage. A review of the system, schedules and water usage is not on-going.
4. Discussion of the revision to the conversion in the Cottonwood Park took place. Revision approved unanimously by the Board.

**Old Business:**

1. Exterior wall repainting – Complete. Several pilasters need to be painted. Janet will schedule.
2. Community yard Sale scheduled for April 29. ProQual will put up banners the Monday before the event.
3. Inspections and violation notices continue to be sent to owners.
4. Janet contacted HOA Playground to check the stability of the metal strip above the canopy be checked for stability and if needs to be replaced.
5. Light in Cottonwood Ramada was replaced by Deca Lighting
6. Spring Event was successful.

**New Business:** N/A

Meeting adjourned at 7:30 PM on a motion from Larry and Cherry. Motion passed.