

**CRYSTAL LANE COMMUNITY ASSOCIATION  
MEETING OF THE BOARD OF DIRECTORS  
NOVEMBER 19, 2024**

**NOTICE** Upon due notice given and received, the regular meeting of the Board of Directors of the Crystal Lane Community Association was held on November 19, 2024, at 6:30 pm in the Clubhouse.

**PRESENT** Dave Gillespie, President  
Joanne Kirby, Secretary  
Ashley Rozatti, Director

Lori Yarborough, StoneKastle Community Management, Inc.

**CALL TO ORDER** The meeting was called to order at 6:00 pm by Joanne Kirby.

**MINUTES** A motion was made by Ashley Rozatti, seconded by Joanne Kirby to approve the Regular session meeting minutes of October 15, 2024. All in favor. Motion carried.

**FINANCIAL STATEMENT** The Board reviewed the October 31, 2024, financial statement.

**COLLECTIONS** The Board reviewed the October 31, 2024, delinquency report.

Lien

3080160892 – the Board has already approved this lien; the paperwork has not signed the form at the request of the attorney.

Bad Debt Write Offs – Prior Owners

Settlement offer – 13374 Gold Medal \$10,000.00 with a balance of \$12,621.30. A motion was made by Ashley Rozatti, seconded by Joanne Kirby to accept the offer with asking the attorney to reduce their fee to \$1,000.00. Motion carried.

Summary of Attorney

Turner-13547 George- did further research on the Turner's, count not locate any place of business/ employment or banks; put on hold for now. Email from Community Legal Advisors regarding Turner's judgement.

**UNFINISHED BUSINESS**

2025 Budget

No motion was made.

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Janitorial Proposal

No change was made to the janitorial contracts.

Pool & Spa Proposals

Item tabled.

**NEW  
BUSINESS**

Audit Proposals

A motion was made by Dave Gillespie, seconded by Ashley Rozatti to Approve Inouye, Shively, Klatt & McCorvey's proposal for the Audit and Tax returns in the amount of \$1,475.00. Motion carried.

**ADJOURN**

There being no further business to come before the Board of Directors at this time, the meeting was adjourned at 7:18 p.m.

**ATTEST**

Respectfully Submitted by, Lori Yarborough, Community Manager.

**APPROVED**

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Dave Gillespie, Chairman of the Meeting

**SECRETARY'S CERTIFICATE**

I hereby certify that I am the duly Appointed and Acting Secretary of the Crystal Lane Community Association and do hereby certify under penalty of perjury that the foregoing is a true and correct copy of the Minutes of the Board of Directors Meeting held November 19, 2024, as approved by the Chairman of the Meeting.

Dated: \_\_\_\_\_

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Joanne Kirby, Secretary