



Crestwood
Hills
Association

Minutes

Board of Directors Monthly Meeting

March 18, 2026
7:00 pm

Host:
Zoom

Present:

Kate Blackman, Lauri Gaffin, Tony Salem, Kathy Morgan, Peter Grueniesen, Chris Wilcha, James White, Greg Schultz, John Haley, Cory Buckner (recording)

Guests:

None

Absent:

Rob Plotkowski, Chris Wilcha, James White

I. Welcome/Call to Order:

The meeting was called to order by Kate Blackman at 7:03 pm.

II. Approval of Minutes

Lauri made a motion and Greg seconded to approve the January 2026 minutes. The motion passed with one abstention.

III. Treasurer's Report

This year, so far, we have 140 paid members, for a total income from dues of \$20,950. There are technically 356 lots in the community. Investments have done well this year despite market fluctuation.

IV. Old Business

A. Board Meeting Scheduling:

The CHA meetings will now be held on the third Tuesday of the month on odd months. Kathy made a motion to implement this and Lauri seconded it. It passed unanimously.

V. New Business

A. Friends of Crestwood Hills Park:

A new program called Friends of Crestwood Hills Park is being developed by community volunteers. Greg made a motion and John seconded it and it passed unanimously to use CH resources to distribute flyers and get volunteers to walk the park to assess any possible fire threat or maintenance needs.

VI. Committee Reports

A. Archive Committee:

Cory was pleased to report that all plans for individual lots have been labeled by their lot number. The next step is to put them in the boxes.

- B. **BCC:**
Kathy reported on the BHA annual meeting, which dealt with fire safety and resilience. The annual meeting had several guests including Mayor Bass, Brad Sherman, Traci Park, and the Fire Chief. A survey had been sent out to the Brentwood residents and the results were reported. A discussion was held on Sunset; due to the age and topography, nothing can be done about the bottleneck. Metro has suggested exiting the 405 at Church Lane – BHA opposes this. Crime is down 15% but car theft and car break-ins are up. 17 license plate readers have been installed in the community. Neighborhood Watch is encouraged. Brad Sherman gave \$1M of government funds to the police department. The goal of fire resilience is to encourage home hardening, to create a Firewise community. Cory has just completed an application for her Malibu neighborhood and will advise Kathy accordingly. Kate is an alternate for Kathy but she would like to step back. Greg is willing to be on call as an alternative.
- C. **Communications:**
A campaign needs to be organized to remind people of the change to mandatory dues payments.
- D. **CHA Neighborhood Watch:**
Kathy hopes to have a block captain meeting in April. Signs will be available that will denote a pool on the property in the event there is a fire.
- E. **Tree:**
There are currently three tree applications the committee is working on. The first will be settled soon and the second may have been resolved among the two parties. The third case will be up for consideration after the first two are resolved.
- F. **Underground:**
The Palisades Fire has complicated our efforts on this initiative. The cost for community members may be much more than originally estimated.
- G. **Welcome/Membership Committee:**
- a. Greg announced the 80th anniversary of our community will be celebrated along with the annual meeting on October 18th, a Sunday. He presented a full slate of activities for the day.
 - b. All houses for sale in the community recently have been sold except the Neutra on Tigertail and the Craig Ellwood house. Nine welcome packets will be delivered by Lauri to new owners.

VII. Public Comment

There was no public comment.

CHA

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VIII. Next Meeting:

The next meeting will be held Tuesday, May 19 at 7:00 pm via Zoom.

IX. Adjournment:

The meeting was adjourned at 7:53 pm.