



CRESTMONT

**Homeowners'
Association**



2019 Report of the Corporation

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I. Who Are We

The Crestmont Homeowners' Association (CHOA) is a non-profit organization created by the developer to own, operate and maintain the community based amenities within Crestmont.

Registered under the Societies Act of Alberta in 2001, the CHOA is responsible for preserving and enhancing community amenities such as the Crestmont Resident's Hall, children's playground, spray park, fire pit, decorative gardens, and storm pond fountain to name a few.

Currently **654 CHOA members** to November 31, 2019



II. What We Do

1. Ownership and Maintenance

- Crestmont Hall (including land ownership)
 - Members in good standing receive discount on both full daily and hourly rentals
 - Community events/programs held at hall
 - CHOA manages and maintains
- Spray Park (including land ownership) & Playground Area
 - Available for use by members in good standing and their guests.
 - CHOA manages and maintains (including garbage pickup, operations, repairs, utilities and ensures health and safety regulations are followed).
- Fire Pit
 - Advanced booking and usage upon request to owners in good standing. All city bylaws and regulations must be followed.
 - CHOA manages and maintains.



II. What We Do (cont'd)

- Storm Pond Fountain
 - Decorative Feature
 - CHOA manages and maintains (removal, storage, installation, utilities & repairs)

2. Enhanced Landscape Maintenance and Snow Removal

- Entry Features, Round About, Decorative Pillars
- Maintenance and snow removal for areas that surround the Hall including parking lot

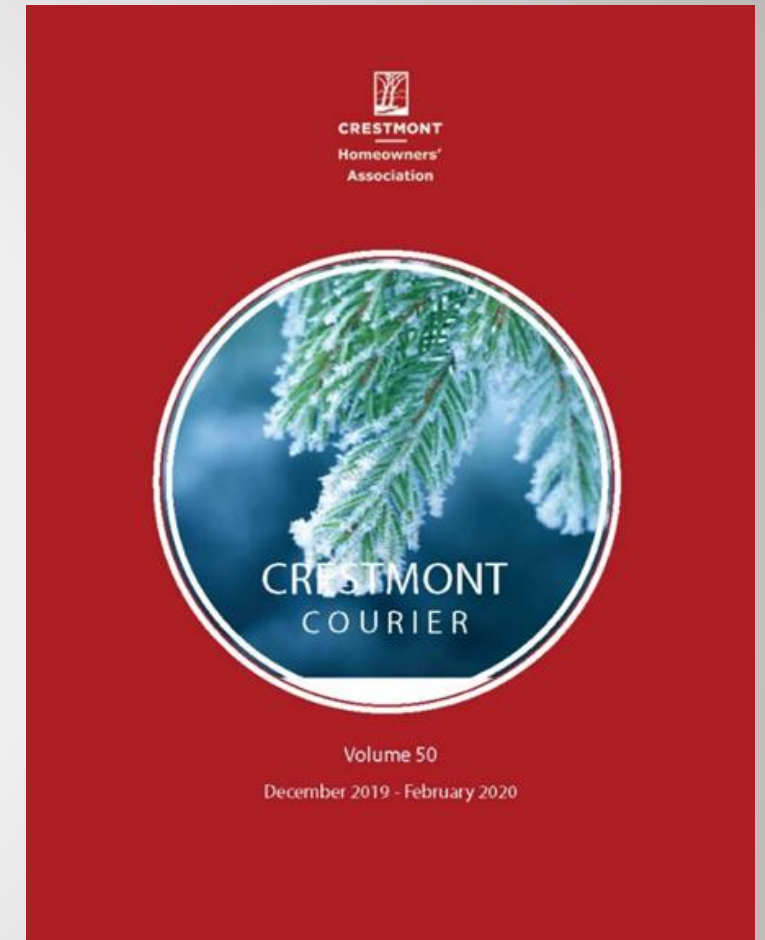


II. What We Do (cont'd)

3. Membership Communication

- Crestmont Courier
 - Created, edited and published quarterly
 - Hand delivered to each home in the community
 - Includes information on CHOA updates, events, programs, community safety tips, and classifieds
- Website: www.crestmonthall.com
- Email: crestmonthall@shaw.ca
- Social Media: <https://www.facebook.com/crestmonthall/>

The website and Facebook Page are great resources for members to stay current with CHOA information, as well as boosts our Hall rentals



II. What We Do (cont'd)

4. Community Events

○ Why?

- Events are intended to enhance and reinforce community spirit
- Provides residents the opportunity to build relationships with their neighbors
- Allows residents to enjoy festivities in their own community
- Enhances Crestmonts reputation within the larger community, the City and with industry partners
- Encourage residents to share/post/communicate events to enhance community reputation/spirit/desire to the general public

○ Event Invitations

- Generally delivered to each home
- Paperless in 2020
- The invites will be emailed, with a link redirecting to the Hall website, www.crestmonthall.com. If you wish to receive updates from the CHOA please be sure to send your email address to crestmonthall@shaw.ca to be added to our mail out list.

II. What We Do (cont'd)

- **Stampede Breakfast**

- July 14, 2019
- Over 700 attended
- Home-made full breakfast
- Live band, face painters, door prizes/swag
- Pony rides, over-sized lawn games and Harry the Horse



II. What We Do (cont'd)

- **Movie in the Park**
 - September 6, 2019
 - Approx. 400 attended
 - Toy Story 4



II. What We Do (cont'd)

○ Crestmont Christmas Events

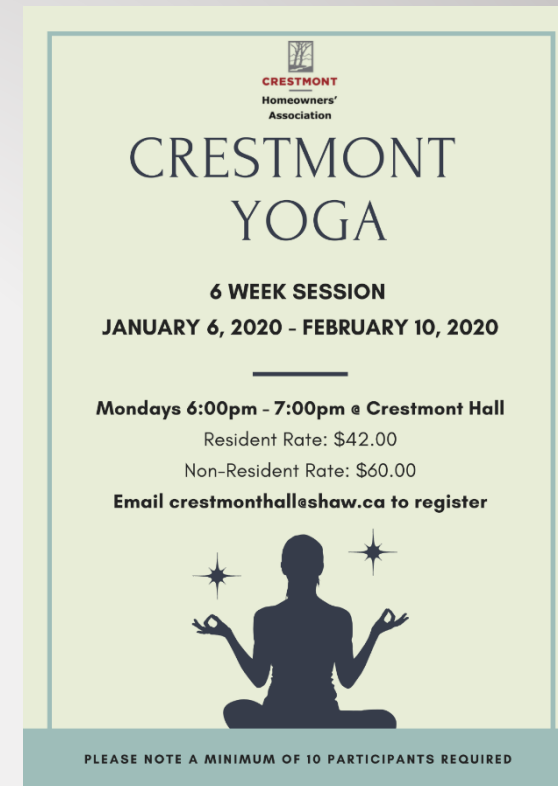
- 2018 - Children's Christmas Party and Adult's Christmas Party. Combined 350 attended. Summary of events can be found at <https://www.crestmonthall.com/events>
- 2019 will be holding one event – Crestmont Christmas Open House on December 14th . The event will include the following;
 - Includes family photo sessions, child friendly snacks and appetizes
 - Christmas crafts and cookie decorating
 - Santa and Sleigh rides
 - Christmas Light Judging
 - Cocktails and Appetizers
- Go to CHOA website for additional details www.crestmonthall.com



II. What We Do (cont'd)

○ CHOA Programs

- Crestmont Yoga
 - The program started off with a 6 week free session for members in good standing. We continued with another 6 week session; discounted for homeowners. We have booked in another 6 week session starting in the new year. The classes consistently have around 20 participants registered.
- Crestmont Work Shops
 - Sip and Sign Making (Launched with the CCA on November 28. Participants made wooden signs and received 2 glasses of wine. 52 participants with homeowners receiving members rate)
 - Future Work Shops; Macramé and Cabernet, Children's Work Shops, Glass Decorating, Wine Tasting



II. What We Do (cont'd)

- **Hall Rentals/Programs**

- Girl Guides (Tuesdays/Wednesdays)
- Motive Fitness Boot Camp (Saturdays)
- Booty Fitness (Mondays)
- Sport Ball (Mondays and Wednesday)
- Calgary West Dance (January –June 2019)
- Little Stars Day Care




"CONNECTING MIND BODY AND SOUL"



II. What We Do (cont'd)

- Giving Back
 - NECAAFS Adopt a Family



The poster features a dark blue background with white and light blue decorative elements, including stylized leaves and snowflakes. At the top center is the Crestmont Homeowners' Association logo, which includes a small house icon and the text "CRESTMONT Homeowners' Association". Below the logo, the title "Crestmont Homeowners' Association" is written in a large, white, serif font, followed by "ADOPT A FAMILY" in a bold, white, sans-serif font. The main text is in a white, sans-serif font and describes the adoption program. At the bottom left is a white snowman wearing a blue top hat and having stick arms. At the bottom right is a light blue leafy branch.

Crestmont Homeowners' Association
ADOPT A FAMILY

The CHOA has adopted a family for Christmas! This will be our 3rd year participating in the North East Calgary Adopt a Family Christmas hamper program. Crestmont has become recognized by NECAAF as one of their most generous organizations; always exceeding expectations.

Hampers must be ready for delivery by mid-December

We will be accepting donations at the Hall during office hours Monday to Friday 9:30am - 4:00pm.

Please check our website for updates
www.crestmonthall.com

Here is a list of items the family is in need of:

Mother (age 33), favorite color: blue, shirt size: large, pant size: 12, special needs: gift card for winter boots, winter jacket, cardigan, queen blanket.

Father (age 35), favorite color: black, shirt size: large, pant size: XL or W36/L30, special needs: winter jacket, household tool box, gloves, safety kit for car.

Daughter (age 10), favorite color: black, shirt size: 14, pant size: 12/14 special needs: jacket and snow pants, Lego set, leggings and long sleeved shirts/sweaters.

Son (age 5), favorite color: blue, shirt size: 7, pant size: 7 special needs: Lego set, Paw Patrol toys, jogging pants, t-shirts and pajamas.

Son (4 months), favorite color: blue/red, shirt size: 6 - 9 months, pant size: 6-9 months special needs: wipes, interactive or learning toys, sleepers, any clothes.



III. Governance

The CHOA is owned by all property owners in Crestmont, which is governed by a set of By-Laws and a Board of Directors.

Crestmont Developments Inc. (CDI), currently manages and controls the CHOA, until such time as the CHOA can be self-sustaining and / or the community is substantially built-out.

Ultimately the CHOA will be fully self-funded, and operated by property owners in Crestmont with a Board of Directors.

Turnover is underway and anticipated for end of 2020.



III. Governance (cont'd)

The CHOA Board is comprised of seven (7) Directors elected annually at AGM including:

- 4 Developer Directors
- 3 Resident Directors

Meet quarterly to conduct business activity of the CHOA

Current Directors and their Term:

- Claudio Palumbo – President
- Iona Sentes – Vice President *vacant
- Thilo Kaufmann – Secretary
- Brian Brown – Treasurer
- Paul Goddard – Resident Member
- Todd Rensing – Resident Member
- Sara Webster – Resident Member
- *Vacant position to be filled at the 2019 AGM

IV. Staffing and Service Providers

We are fortunate to have excellent staff working to make the CHOA and the Hall run efficiently:

- Daniela Ceglarski – Facility Manager
- Cassandra Armstrong – Office & Events Staff
- Rheon Walters – Event Security, Set Up & Tear Down
- Misty Woodcock – Event Security, Set Up & Tear Down

Other Partners and Service Providers include:

- Thelco Mechanical for Spray Park
- Harco for Snow Removal & landscape maintenance
- Adrienne Angers- HOA Administrative Assistant (Qualico Communities)
- Jani King for weekly cleaning services
- Waste Connections for recycling, organics & waste removal
- Orkin for pest control

Let's thank them for their continued dedication to the Crestmont Homeowners' Association

V. CHOA Encumbrance

The CHOA is funded by:

- Annual Membership Dues - \$300/year (2019)
- Hall Rentals
- Sponsorships for Events
- Developer Subsidies

Crestmont Developments Incorporated (CDI) have provided funding for the CHOA since inception 2000/01/27

- Total Developer Subsidies for Operations \$1.145M
- Crestmont Hall Construction \$1.5M (2017 appraised Value)

We would like to take this opportunity to thank the Developer for their support over the years.

VI. Fee Infographic

CHOA Revenues and Expenditures for 2018

DID YOU KNOW?

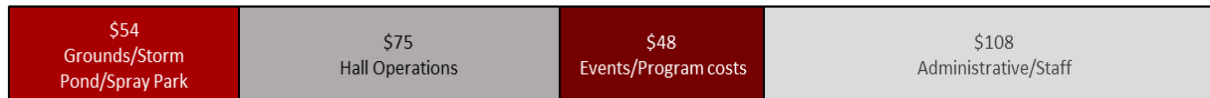
The Crestmont Homeowners' Association Annual Revenue Breakdown:



2018 TOTAL REVENUES = \$338,185

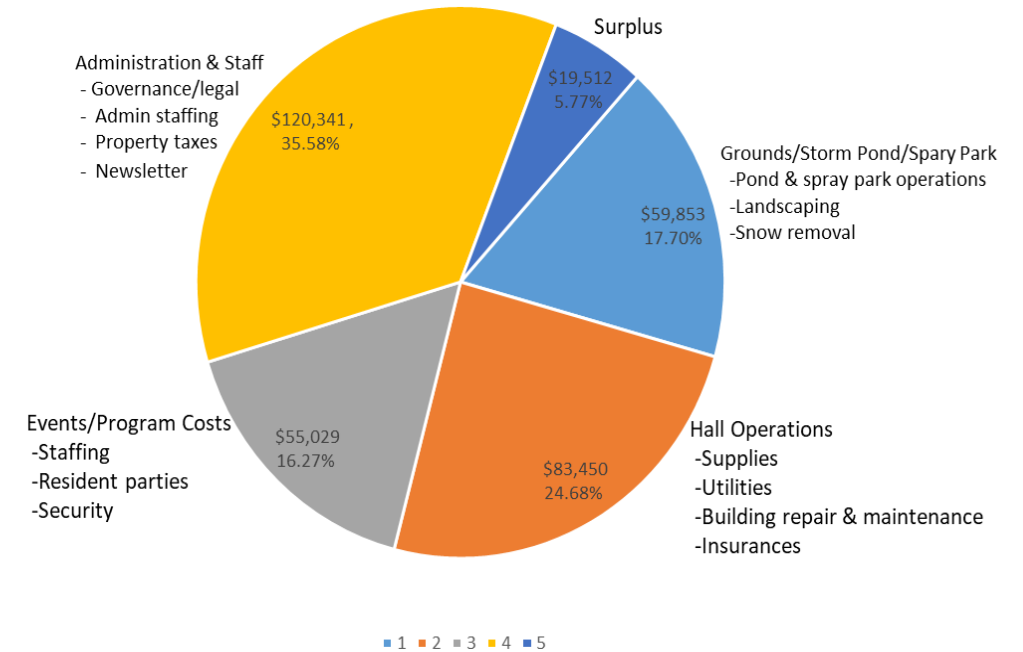
*2018 Other Revenue: Developer Contributions, Interest Income

This is the breakdown per household: \$300/year



Where does this money go?

2018 Annual Expenditures



VII. Partners and Sponsorship

The following companies have provided sponsorships for our various events:



VII. Partners and Sponsorship (cont'd)

Opportunities for Sponsorship of the CHOA are as follows:

Single Event Sponsorship Levels				
	Bronze	Silver	Gold	Diamond
Sponsorship Investment	\$250.00	\$500.00	\$750.00	\$1000.00
Event Specific				
Recognition at Event	✓			
Verbal Recognition at Event			✓	✓
Sponsor Banner at Event (Sponsor Provided)		✓	✓	
"Presented By" Banner at Event (Sponsor Provided)				✓
Banner Location		Good	Better	Prime
Opportunity to include promo items in Event Swag Bag			✓	✓
CHOA Media & Advertising				
Acknowledgement on Crestmont Website	✓			
Logo and Business Info on Crestmont Website		✓	✓	✓
Recognition on Crestmont Social Media			✓	✓
Ad in Crestmont Courier				✓