

Quail Creek Homeowners Association

Annual Meeting Minutes

September 24, 2016

I. Call to order

Steve Hollasch called to order the regular meeting of the QCHOA at 7:10 on September 24, 2016 at Steve's home.

II. Attendance

Steve and Lori Hollasch 27928 NE QC Drive
Kiruthika and Sakthi, 2607 QC Way NE
Erik and Stephanie Ploof, 27922 NE QC Drive
Chris and Ricki Brueher, 2427 QC Way NE
Eric Kuhn, 2415 QC Way NE
Michael and Misty Byrd, 2615 279th Court NE
Beth Tubbs, 2621 279th Court NE
Cassandra Brice, 2614 279th Court NE
Lisa and Bob Campbell, 27912 NE 26th St
Matt Esquivel, 27618 NE QC Drive
Carissa and Valente Q, 27908 NE QC Drive
Jen and Cyrus Kanga, 27917 NE QC Drive
Andrew and Becky Schoenfeld, 2620 279th Court NE
Yen Chen, 27904 NE 26th St
Jennifer and Christian Kuhtz, 2608 279th Court NE

III. Proxies given to Board from : QC15 Florescu; QC-31 Barton Jeff, QC-39 Ditmore Wendy, QC-30 Draper Dan, QC-14 Juarez Steven, QC-33 Reamey Julie, QC-01 Renning Craig, QC-19 Smith Ryan, QC-03 Talens Carel, QC-06 Tucker Jeff, QC-38 Wilhite Christian, QC-12 Williams Scott, QC-34 Izumi Ray, QC-28 Brown/Moceri

IV. Notes

Budget review for 2016, water leak occurred and we predict that the water will be over budget for 2016. Water has been over budget for 2015 and 2014 also so the Board is going to look at either reducing water usage or revising budget. Jennifer Kuhtz has asked for data from ALWA on monthly averages. The leak in the sprinkler valves was fixed, it was a few worn valves. The cost to fix the sprinklers was within the annual repair budget.

Budget review for 2017. Erik Ploof motioned to approve the 2017 budget, Andrew Schoenfeld seconded the motion. All voted in favor.

Mailbox maintenance discussion. The Board has been discussing handling the maintenance and rebuilds of the mailbox huts. Steve Hollasch asked the members what they thought of having the Board handle it and all who spoke agreed that the repair/maintenance should come from HOA. There was some debate on who pays for the full rebuild of the hut when its needed. The Board will take this feedback and look into a formal budget line item for maintenance.

Open Board positions

All current Board members will return for another year.

Lori Hollasch motioned to reelect all existing Board members, Erik Ploof seconded. All voted in favor.

Opened floor to members:

Michael Byrd brought a letter that was placed on all homes on 279th Court NE, that was anonymous, that accused homeowners of being criminals and vandalizing an Ames Lake plat home fence. Interesting discussion ensued. Michael offered to take point on a response.

V. Adjournment

Steve Hollasch adjourned the meeting at 8:05 pm.

Minutes submitted by: Jennifer Kutzt

Minutes approved by: At next meeting (TBD)