

**Quail Creek Homeowners Association Board**  
**Annual Membership Meeting Minutes**  
**Prepared by: Jamie Westover - Secretary**

Minutes of the Quail Creek Homeowners Association, Redmond, Washington, held at 27915 NE 26th St. Redmond, Washington at 4:00 p.m. on the 6nd day of October, 2019.

I. **CALL TO ORDER**

Brenda Kinsman called the meeting to order at 4:00 pm.

II. **ROLL CALL OF OFFICERS**

Present: Brenda Kinsman - President  
Lori Hollasch - Vice President  
Jennifer Kutzt - Treasurer  
Jamie Westover - Secretary  
Lopa Ray - Member at Large  
Wendy Talens - Member at Large  
Michael Brown - Member at Large

Absent: None

**Members in Attendance:**

QC-02 - Westover	QC-03 - Talens
QC-05 - Bone	QC-09 - Kuhn
QC-16 - Hollasch	QC-18 - Mohanty
QC-21 - Kinsman	QC-23 - Kutzt
QC-24 - Brice	QC-25 - Schoenfeld
QC-26 - Tubbs	QC-27 - Morgan
QC-28 - Brown	QC-32 - Kugalur
QC-37 - Canen	

IV. **Current Financial Condition.**

Jennifer Kutzt presented the current year's budget and expenditures, pointing out any abnormalities that strayed from the prior years proposed budget. It was suggested that a budget line item be created to include yearly mulching. The 2020 budget was presented and Approved. The amount for the dues (\$380.00) in 2020 will remain unchanged. See financial information sheet.

V. **Open Business**

**Front Landscaping Plans:** It was determined that no new landscaping changes were necessary.

VI. **New Business**

**Mailboxes:** At the request of a Quail Creek HOA member, the idea of HOA provided and maintained mailboxes was presented. The change in procedure would require an increase in yearly dues. After group discussion and vote, the proposal was declined.

**Front Entrance Monument and Sign:** The need for a new front sign and monument was presented to all attending members, including the estimate acquired for the replacement of just the sign. After lengthy discussion, it was determined that a sub-committee would be formed. The sub-committee will research the monument's current condition, design a new monument/sign, and collect several estimates to determine an approximate amount for future budget discussions.

**Covenants, Conditions, and Restrictions (CC&R):** All attending members were notified that the current CC&R's are out of date. As a result, a sub-committee was formed to update and prepare new CC&R's.

**Pet Waste Signage and Structures:** It was proposed that the HOA purchase and install pet waste signs and disposable bag structures. A vote was conducted and the proposal was declined.

**Elections:** Two new Members at Large were motioned and approved.

Kara Canen  
Donna Morgan

The meeting concluded at 6:00pm.

Meeting minutes were reviewed and approved 1/28/2020.