

QUAIL RUN HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS
TUES. JULY 17, 2018
CLUB HOUSE
7:00 P M

Board Members Present:

Bob Baechold
Mary Koebrich
Cecelia Perry
Jan Swanson

Homeowner @ Large Present & A Guest

Connie Bracy (Our Office Assistant)
Fran Curtis
Absent: Steve Cooney

The meeting was called to order @ 7:03PM by Mary Koebrich. A motion was made by Bob Baechold and a 2nd was made by Mary Koebrich to approve the Board Minutes from June 26, 2018. Approved 3.0 Cecelia Perry was late to the meeting and did not vote on minutes approval.

Treasurer's Report :

Mary Koebrich went thru the treasurer's report in Steve Cooney's absent. General Fund balance as of June 30, 2018 was \$68,493.30. Reserve Fund as of June 30, 2018 was \$351,404.25 Profit and Loss report as of June 30, 2018 + Income and Expenses included in Treasurer's Report as of June 30, 2018.

Emergency Preparedness:

No Report

Events Committee:

Fran Curtis reminded us of the Court #1 get together on Wednesday July 25. Court #12 has held this event for many years and it is with great relief to let Court #1 host the event. Mary Koebrich will compose a letter to attempt to get owners and especially new owners in the last 2 years to participate in Quail Run's gatherings. Connie Bracy will provide Mary with a list of names from 2017 to current. Fran Curtis will coordinate the calls and visits after folks have received the letter and have shown an interest in having a question and answer.

Fran Curtis had a question that was discussed @ the Event's Committee meeting whether or not the wine walk could be held @ the Club House instead of individual homes. She shared with us that it is getting more difficult to recruit folks to host the event. A discussion followed that it is OK to serve wine in the club house, as long as wine is not being sold.

Finance Committee:

No Report

Land Scaping:

No Report

Maintenance Report:

No report

Homeowners Concerns:

A letter to the Board from Bill Mallonee concerning the situation between homeowners @ 593 and 597. A discussion was had @ the Garden gathering that Bill picked up on and this is what prompted his letter. Mary Koebrich had her plat maps of Quail Run and the CC&R's @ her finger tips to explain the differences between common area and private property lines. This issue has been discussed numerous times, and the end result is that the homeowners @ 593 and 597 need to work out their own issues. It is not a Board issue. Mary Koebrich will compose a letter with board approval and sent to Bill Mallonee stating the above.

There have been complaints regarding the overflow parking lots. A homeowner has concerns that the cars parked there are not owners or renters. A notice in the newsletter will be submitted by Mary Koebrich.

Mary Koebrich brought up a keys issue that needs to be dealt with. As president she has many keys in her possession to open padlocked gates in the rear and sides of Quail Run. Plus keys to storage sheds and club house. If she is not home and an emergency occurs, someone else needs to have a set of keys. The board members present are going to check their keys and take stock of who has what keys

A current Board Member who moves or otherwise doesn't finish their term can be replaced by a homeowner @ large to finish out that term.

The Board is keeping their eyes open for new board members, as at least 2 who are serving currently could be ending their terms this year.

A notice will be placed in the upcoming newsletter that everyone has their correct e-mail address and phone numbers. A new roster / directory will be printed soon.

Mary Koebrich, President adjourned the meeting @ 8:07 P M
Minutes Submitted by Jan Swanson
Secretary