

QUAIL RUN HOMEOWNERS ASSOCIATION  
BOARD OF DIRECTORS  
TUES. SEPT. 25, 2018  
CLUB HOUSE  
7:00P M

Board Members Present:

Bob Baechold  
Steve Cooney  
Mary Koebrich  
Jan Swanson

Cecelia Perry (Absent)

Homeowners @ Large Present

Don Wittish  
Joyce Wittish  
Shiela Pardee  
Karen Howell  
Bob Howell  
Danuta Hall  
Barbara Colven  
Bob Kline  
John Van Scholten  
Morley Hegstrom  
Julie McKenzie  
Nick Bosustow  
Linda Wergeland

Meeting was called to order by Mary Koebrich @7: 00 P M. Steve Cooney made the motion to approve minutes from August 21, 2018 and Bob Baechold made the 2<sup>nd</sup>. Minutes approved 4.0

Treasurer's Report

Steve Cooney reported that as of August 31, 2018 the balance in the General Fund was \$67,005.86. The balance in the Reserve Fund as of August 31, 2018 was \$360,518.65.

Finance Report

Steve Cooney reported that the Certificates of Deposit were renewed in July of 2018

## Emergency Preparedness Committee Report

Shiela Pardee, Fran Curtis, and Donna Samson attended a CERT meeting and they came away feeling they had gained more information re: how to be prepared for an emergency, if one should occur. They will also be checking with the Medical facility over on Garden Way to see if they might be willing to be of assistance in case an emergency should happen. Kathy Tomlanovich will return from her summer vacation sometime in October 2018 and will be following up with Quail Run residences regarding future meetings.

## Landscaping Committee

Bob Kline reported that the residence @ 502 would like a tree removed, which is in the common area. The Board would like them to write a note asking if this is permissible. It was determined in the discussion that the resident needs to be responsible for calling and getting bids to have it removed. Also, it is their responsibility to pay the tab for the work.

Danuta Hall ended up with a stump in the front yard of her condo when the HOA removed a tree with broken limbs during our last ice storm. She was told to submit her request in writing regarding the stump removal.

A discussion was held and still continuing about how to handle the grassy area in the common areas on the street side of homes in Quail Run. Some of the grassy areas have been removed by Rexius, but Rexius will not handle replacing with shrubs or grass. More research to be done.

## Events Committee

Mary Koebrich read an e-mail submitted by Fran Curtis (chairperson) on future events for Quail Run. The next event is the beer crawl on October 25, 2018. That will be held in the Club House from 6:P M to 8:P M and it is a first come first serve to sign up. The fee for the gathering is \$10.00 per person.

## Various Items

Mary Koebrich had a note from a homeowner regarding the delivery of the New York Times. They wanted to know if the delivery person could be given a code for the gate so it wouldn't just be thrown over the South gate. There are several folks who would subscribe, but are hesitant if it can't be delivered to the front steps. Nick Bosustow will confer with Tom Allsen (who is a subscriber) to get a telephone # of NYT. It was discussed and no one seemed to have a problem in giving the gate code to the delivery person.

## Elections

Mary Koebrich will be mailing ballots out to the residents for a vote to elect 2 Board Members. Their terms will run from November 1, 2018 to October 31, 2019. The individuals are Barbara Colven and Jan Swanson.

#### Quail Run's Insurance Policy

Mary Koebrich has been in contact with Brown & Brown (the broker) because our insurance carrier made a decision to cancel policies in some of the N W states. We believe the reason is primarily because of the very bad fire season we experienced this summer. Bottom line Brown & Brown has found a company that is willing to insure our HOA. The quote is \$4,878.00 per year, with a deductible of \$500. Steve Cooney suggested that Mary see what the quote would be if we had a higher deductible. Mary will have that conversation with Brown & Brown and report back to the board.

#### Attorney Update on 593 & 597

Mary Koebrich e-mailed the attorney's response to the Board. She read it aloud to all present. It was pretty much determined from his statement that this complaint of trespass is a civil matter between the parties and Quail Board should not be getting in the middle. Mary Koebrich made a motion to inform the owners in question. Jan Swanson made the 2<sup>nd</sup> and it passed 3.1, with Steve Cooney not being in agreement.

Mary Koebrich passed out an Homeowner information sheet that we can use possibly use yearly to keep residents and renters data current. Everyone thought it was a great idea.

#### Cats

We have rules regarding house pets, and especially cats. It will be sent to all HO as a reminder about the do's and don't's of being a pet owners.

#### Moving Ahead (Streets & Places Reimagined)

Connecting our community and Getting Involved and most of all Working Together.  
Having Great Neighborhoods here in Eugene

Meeting Adjourned @ 8:32 P M

Minutes Submitted by Jan Swanson  
Secretary

