Quail Crossing Community Association

Meeting Minutes May 13, 2024

Call to order: President David Kelley called the meeting to order at 5:08 pm.

Roll call - Present: David Kelley, Barb Morge, Kevin Brown via phone, Veronica Csongradi. Absent: Patty Eble, Rick Reid and Ed Wynn.

Kevin motioned to approve prior meeting minutes, Barb seconded it.

Treasurer’s Report: Barb Morge presented the budget and gave all a copy. She reports 3 property owners that are delinquent to pay dues. She placed a lien on the three properties. 4605 Sierra tenants have vacated, so it is presumed the dues will be paid upon the sale of the home. Total of past due: 972.88. Budget to actual: current year to date profit of 888.33. Barb anticipates that we will show a loss of 5049.00 at the end of the fiscal year. Attorney fees, office supplies, and maintenance for front and back sprinkler system all put the budget over the limit. Barb proposes 8000.00 be put in the column for legal expenses in the proposed budget. To show a zero profit, we have to decrease expenses somewhere. Barb suggests that we zero out the property beautification, cut ice cream at the 4th of July party, etc. We have these expenses covered by the cash, but she believes the proposed budget should not show a loss when presented to the residents at the annual meeting. David suggested that we won’t have a loss once the legal expenses are not included in the budget for the next fiscal year. Kevin suggested that we can’t avoid the legal expenses that we will incur and is out of our control. Barb suggested that there may be other legal fees in the next fiscal year considering that the court case is ongoing. Kevin suggested that we have to include an increase in legal fees in the budget for next year to offset current court case, and to leave the loss in the current budget due to the current court case expenses. Kevin suggests that we move some of the cash surplus into the budget for unexpected legal expenditures. Kevin suggested we also pull from the cash surplus for the Christmas Party. Barb suggested we add another line on the budget that shows surplus cash so residents understand that HOA fees will not be increased due to the unexpected legal expense. All agreed to this modification.

There is a mailbox that is broken off on Quail Crossing Drive that David and Ed looked at it, and it’s not fixable. David contacted the resident’s daughter, and they immediately agreed that they will put in a new mailbox. Ed repaired the light on the entrance wall.

Committee Reports:

ARC: The request for the garden has been approved. The resident understood the reasons it was rejected, and he agreed to move the garden to the proposed area.

Social Committee: Rick was not present at the meeting today. Patty put together a folder for Rick to prepare and distribute to the residents for the annual meeting. We will add a one column budget for the packet. When ballots are prepared, we will add the names of interested parties after an announcement is put on the Community Facebook page in early June asking for interested residents in good standing who wish to be on the ballot to contact an HOA board member. Ed Wynn and Veronica Csongradi will be on the ballot for another term. Barb Morge is not going to serve another term.

Welcoming Committee: Nothing new to report.

New Business: No new business to present at this meeting.

Old Business: No old business to discuss other than what was listed in the above paragraph.

Motion to adjourn by Barb Morge, and second by Kevin Brown. Meeting adjourned 5:35 pm. Next meeting will be the Annual Meeting on June 24th, 6 pm, Covey Room.