

Quail Creek Homeowners Association
Board Meeting Minutes
May 11, 2020
7:00 PM
Teleconference Meeting

The Regular Board of Directors Meeting of the Quail Creek Homeowners Association was held on Monday, May 11, 2020 at 7:00 PM via teleconference due to the “shelter at home” order. The following members were in attendance: B. Steinhagen (President), B. Stibbens (Vice President), N. Peters (Treasurer), D. Smothermon (Secretary), K. Fuller (ARC Chair), P. Swearingen (ARC Member) and K. Court (ARC Member), and homeowner, B. Packer. The draft minutes from the Regular Board Meeting on April 13, 2020 were distributed prior to the meeting and approved as presented.

N. Peters, Board Treasurer, presented information related to the monthly financial statements received from Goodwin and Company. N. Peters noted that previous questions regarding payment to RCH had been resolved. The Board unanimously approved reimbursement to B. Steinhagen in the amount of \$48.62 for black patch to be used at the entrance to the subdivision. Also approved was an expenditure for additional patch not to exceed \$60.00.

In other business, the Board discussed the role of the HOA regarding ongoing septic systems issues at numerous homes in Quail Creek. The Board agreed that these issues should be reported to the City of McLendon Chisholm rather than the HOA addressing issues with homeowners. President B. Steinhagen shared that the neighborhood newsletter was in progress and would include information regarding septic systems.

ARC Chair, K. Fuller, reported that no new requests had been received.

B. Packer, Chair of the Parks Improvement Committee, provided a status update for park improvements. Currently, the vendor is waiting on materials to arrive in the United States. A delay occurred due to Covid-19 and decreased work on projects. A tentative plan was developed for equipment removal and installation with work to be completed by mid to late June.

A question received from member forum regarding extreme noise/loud parties and how to address these issues was presented. After discussion, the Board suggested that the neighbor review city guidelines for disturbances and/or contact the Sheriff’s Department for resolution.

The question put by the chair “that the May Regular Board of Directors Meeting be held on June 8, 2020 at 7:00 PM at 304 Pheasant Hill Dr” or via teleconference was approved.

In Executive Session, the Board reviewed and discussed status of homeowner accounts and considered potential actions to address past due account balances. The Board reviewed the status of prior homeowner violations and ways to resolve ongoing violations.

The meeting adjourned at 9:19 PM.