

**Quail Ridge Estates II Homeowners Association Board Meeting**  
**August 13, 2024**  
**6:30 PM**  
**White's Residence**

**Members Present:** Dave White, Bill Shelton, Paul Roberts, Carla Gates, Suzie Siegel, Jim Christianson, Sharen Dotson, Martha Ibos, Jane Hadley

**Financial Report:** Jim Christianson

Jim reported approximately \$42,000 in checking and savings and an additional \$23,000 in a CD for a total of \$65,800.

**ACC report:** Paul Roberts

The same company that began the ground work on the north lot last summer has resumed work. The ground is graded and drainage piping is being installed.

Paul Roberts also noted that a couple of neighborhood yards are not being properly maintained as required by the covenants. He also feels the HOA's covenants concerning yard maintenance are confusing and difficult to understand. Paul recommended rewriting the yard maintenance verbiage found in the covenants as an easily understandable HOA policy. Concerns and possible problems were expressed with this plan. It was agreed to discuss alternatives at the next meeting.

**Hospitality:** Martha Ibos

New homeowner, Susan Matasavage, has received a welcome visit by the Hospitality Committee.

**Landscape Report:** Sharen Dotson

Last month there was a complaint of weeds in the gravel along the northside fence. Sharen stated the contract with CMG requires them to spray the north fence weeds monthly and she confirmed that he is doing that and the weeds have been sprayed. Jim Christianson also agreed to remind Mike monthly when GMC collects payment. GMC has also trimmed the vine that was growing into the pedestrian gate.

A resident has asked Sharen about the possibility of trimming trees on Altamesa to make the area clear for walkers. Mike submitted a bid for light trimming to lift the canopy on the crepe myrtles and live oaks along Altamesa. The bid was for \$1,650. The board voted to approve the bid as an expenditure for this year. Sharon is going to contact GMC.

Dave reported that water expenses were below budget (\$982 to date) due to the wet spring and some confusion with the irrigation schedule. The irrigation issues have been resolved

**General discussion:** Garage Sale: First Saturday in October

The next Board Meeting will focus on the 2025 budget. Committees should be considering what projects/improvements they may want for the upcoming year.

***Next Meeting: October 8, 2024***  
***Hadley Residence***