

Quail Ridge Estates II Homeowners Association Board Meeting
October 8, 2024
Hadley's Residence

Members Present: Dave White, Paul Roberts, Bill Shelton, Suzie Siegel, Jim Christianson, Jane Hadley

Financial Report:

Jim Christianson reported \$60,313 in the bank including \$3,683 in the checking account, \$33,629 in a money market savings account and \$23,000 in a CD. The CD matures in February. We anticipate a reserve contribution of approximately \$14,000 for 2024 bringing the HOA's total reserve fund balance to \$52,000.

Jim expects that the HOA may owe some taxes this year.

ACC Report:

Paul Roberts reported that all HOA owned perimeter fences are intact. Construction in the north lot adjacent to 7100 and 7101 Axis Court is progressing nicely. It appears that in-ground facilities are near completion.

No modification requests were made during this period.

Landscape Report:

The irrigation system has been set to the fall settings of one watering per week for the grasses. CMG can adjust watering if necessary. Paul mentioned that there are several holes in the common area along Altamesa that should be filled with soil. Dave will contact Sharen Dotson, landscape chair.

2024 Budget Recap:

The only unscheduled budget item in 2024 was the replacement of the entrance gate post.. The post replacement was scheduled for 2023, but the vendor was not available to make the repair until 2024.

2025 Budget:

Dave reviewed the line items of the proposed 2025 budget. In general, 2025 budget items are based on previous year's expenditures plus a 5% to 10% projected increase. Landscape has requested \$1750 for improvements to the plantings in the medium. Jim suggested Dave add \$800 for the 2023 taxes. Based upon the 2025 proposed budget, the reserve will be increased by approximately \$13,000 at the end of 2025. The board's plan is to continue to grow a reserve fund at the rate of \$13,000 annually to pay for the replacement of the Harris fence with a goal of replacing it in 2029.

Board Elections:

Carla Gates has chosen not to serve on the board next year. Bill Shelton's term expires and he has volunteered to stay for another term. Paul Roberts will serve as ACC chair for one more year and David White has volunteered to serve as president for another year. Anyone interested in serving on the board or as president, please contact Dave or Martha Ibos. Board meetings are held every other month.

Other items:

Board members complimented Shelly Brannon on the seasonal gate decorations and discussed the need to repaint the holiday greetings sign. Paul will discuss that with Shelly

***General Meeting of all Homeowners
Please plan to attend!
November 12th, Mira Vista Country Club***