

## **Kernan Creek Ranch HOA Annual Meeting Minutes**

### **August 25, 2019**

Attendees: Chris Barns, Kathleen Stachowski, Gregg Esenwein; Leila Hanson; Leslie Hayes, Nancy & Bob Marion, Doug McGuire

#### **Call to Order**

The annual General Membership meeting of the Kernan Creek Ranch Homeowners' Association (KCRHOA) was called to order at 4:06 pm at the home of Leila Hanson and Jon Callender on August 25, 2019.

#### **Previous Minutes**

The 2016 KCRHOA Annual Meeting Minutes are posted on the KCR website ([kcrhoa.org](http://kcrhoa.org)). The 2017 minutes are not available to date. There was no meeting in 2018. **Note:** Currently the Board members are "acting" as no elections have taken place since 2016.

#### **Treasurer's Report Gregg Esenwein (Acting Treasurer)**

The current balance in the KCRHOA account is \$9143.85. The complete treasurer's report will be posted on the KCRHOA website. We will renew the Board of Director insurance when we have a new Board of Directors. Gregg explained that some lots are behind in the HOA dues. If a lot is sold (transferred), any past dues will be collected at that time. Leila also explained that the HOA could put a lien on such property that owes past dues. Dues for the following year are due in November of each year. Dues are \$150. /lot with house and \$100. /lot with no home. A motion was received and seconded to accept the Treasurer's Report. All were in favor. Gregg will make a list of overdue lots with outstanding dues payments. (**ACTION: Gregg**)

#### **Old Business**

##### Fire Safety

Leila presented a recap of 2018-9 KCR fire mitigation and 2019 Wildfire Adapted Partnership (WAP) (formerly Firewise). Kernan Creek Ranch received an award for being a Firewise Recognized Community. The plaque will be posted at the entrance of the subdivision. (**ACTION: Leila**) There is still rebate money available until September 15, 2019. There is a Chipper Rebate program and a Home Mitigation program. For more information, please contact the KCR WAP ambassador, Leslie Hayes at [cuhayes@msn.com](mailto:cuhayes@msn.com). In addition, the county offers information on Noxious Weeds and Southwest Seed has a program as well for reseeded property. Please contact Leila ([Leila@fone.net](mailto:Leila@fone.net)) for further information. Leslie Hayes has agreed to continue as the KCRHOA WAP Ambassador. (Thank you, Leslie!)

##### Plowing

Gregg will continue to oversee plowing of K8. Generally plowing will be advised after a 6" accumulation of snow.

##### Mowing

The road right-of-way will be mowed again before the winter.

##### Other Road Concerns.

It would save money and dust if all cars would obey the 20mph (less would be great, too) speed limit. Keep the speed down.

#### **Board of Directors**

Five Board Members were elected for a 2-year term (2019-2021) at the meeting. The new Board Members are: Chris Barns, Gregg Esenwein, Doug McGuire, Leila Hanson and Nancy Marion. Any other lot owners are welcome to join the Board of Directors if interested.

#### **Dates of Next General Membership and Board Meetings**

Annual Membership Meetings of the Kernan Creek Ranch HOA will take place on the 2<sup>nd</sup> Sunday of August at a time/place to be determined. The next annual meeting of KCRHOA will be **Sunday, August 9, 2020**.

#### **Adjournment**

A motion was made by Leslie and seconded that the meeting be adjourned. All were in favor. The meeting was adjourned at 5:23pm.

#### **Respectfully submitted,**

Nancy Marion (Acting Secretary)