

Cherrywood Estates Homeowners Association

Board Meeting Minutes, May 6, 2026

Web: cherrywoodhoa.org

Email: cherrywoodestateshoa@gmail.com

PO Box 4253, West Richland, WA 99353-4253

Board Members

Name	Position	Year/Zone*	Address	Contact
Jackie Stout	President	2023/1	428 Cherry Blossom Loop	richlandin@aol.com
Jhoanna Jones	Vice President	2024/3	1274 Jubilee Street	jhoannaj@gmail.com
Rebecca Bagley	Secretary	2024/3	463 Royal Ann Court	rebbag6@gmail.com
Nathan Tallent	Treasurer	2024/2	409 Cherry Blossom Loop	tallent@alumni.rice.edu
Alenka Plesha	At Large	2025/	1251 Jubilee Street	Alenka.plesha@gmail.com

Term year & zone represented. ('Term year' is the same as 'election year' except for special elections.)

ACC Liaison: Alenka Plesha

Architectural Control Committee (ACC): Dayle Gilson, Ron and Carol Cuevas

Welcoming Committee: Jhoanna Jones

Attendance

Board Members Present: Jackie Stout, Rebecca Bagley, Jhoanna Jones and Alenka Plesha

Quorum (25%): Yes

Meeting Location: The Plesha Residence 1251 Jubilee Street

Proceedings Convened

Meeting called to order by Jackie Stout, Board President, at 7:06

Rebecca Bagley, Board Secretary, recorded minutes

Business

Past Business

Rats are still seen in outlining areas. Go to Amazon to find traps

- If you want to do a remodel , please fill out ACC form on Cherrywood Estates website
- <https://cherrywoodhoa.org/documents/> send this to Board member that is in charge of ACC (Architectural Control Committee), Alenka Plesha

Current Business

- The sprinklers in the front leak in the pipes, by the valve. One company that we called did not come. Carroll Phillips showed us where it leaks, the pipe is weakened. Musser Bros will come next week to fix pipe when the water comes back on.
- Snakes have been seen around. Watch out!
- Roof Repairmen have been coming around with offers to fix roofs. Get a second opinion.

The Meeting was adjourned at 7:33

The next meeting will be Wednesday June 24, at 7:00 PM, Bagley residence 463 Royal Ann Court.

Cherrywood Estates HOA FISCAL 2025-2026

Cherrywood Estates HOA Fiscal Year 2024-2025	2025-2026 Approved Budget	2024-2025 Actuals as of 02/28/2026	2025-2026 Proposed Budget	Notes
Total Income from HOA Dues (66 homeowners at \$100/yr)	\$ 6,600.00	\$ 6,600.00	\$ 6,600.00	66 of 66 homeowners HOA Dues are current at \$100/yr.
HOA Operating Expenses				
Annual HOA Meeting	\$ 75.00		\$ 75.00	
Attorney Fees	\$ 275.00		\$ 275.00	
Grounds Maintenance	\$ 1,500.00	\$ 43.48	\$ 1,500.00	
Insurance	\$ 1,120.00	\$ 1,348.00	\$ 1,120.00	
Mailbox Rental	\$ 200.00	\$ -	\$ 200.00	
Registration Fees	\$ 30.00	\$ -	\$ 30.00	
Supplies	\$ 250.00	\$ 130.35	\$ 250.00	
Utility Bill	\$ 410.00	\$ 190.20	\$ 410.00	
Website/Domain	\$ 80.00	\$ -	\$ 80.00	
Welcome Committee	\$ 100.00	\$ 101.51	\$ 100.00	
Total Budget Expenses	\$ 4,040.00	\$ 1,813.54	\$ 4,040.00	
	Estimated	Actuals	Estimated	
Reserve Project Cost				
Checking		\$ 7,022.51		
Money Market (Reserve)		\$ 19,927.80		
Cash Value of accounts (as of 02/28/2026)		\$ 26,950.31		