

Oak Creek Club Homeowners Association  
14505 Mary Bowie Parkway  
Upper Marlboro MD, 20774

**Elections Committee Meeting Minutes  
Wednesday, Aug 23, 2024, @ 6:00 pm**

Pamela Rachal called the Elections Committee Meeting to order at 6:01 pm.

**Committee Members in Attendance:**

- Jessica Hill - HOA Board Secretary, Committee Member
- Pamela Rachal – Chair
- Yolanda Ricks - Secretary

**Residents in Attendance:**

- Dianna Coley
- Silas Ugorji

**Camp Representative:**

- Not present.

**Resident Forum:**

Residents Ms. Coley and Mr. Ugorji introduced themselves and listened in.

**Old Business:**

**1. Approval of meeting minutes for Aug 20, 2024:**

- Yolanda Ricks made a motion to request approval of the meeting minutes. Pam Rachal seconded. All Committee members were in favor and the Motion to approve the Aug. 20, 2024, meeting minutes passed.

**New Business:**

**1. Discussion of changes needed to the Announcement of Candidates with Bios and Voting Information to be mailed to Residents:**

- Pam Rachal went over the 2023 package mailed to residents and discussed changes needed for the 2024 Announcement of Candidates package.

## **2. Discussion of the HOA Bylaws and Governing Documents on Voting.**

- o In the context of updating the Announcement of Candidates, Pam Rachal discussed the issue of whether parties have to be present to vote based on Article 3, Section 2.5 of the Bylaws as well as Article 3. Yolanda Ricks indicated that Article 4 of the Articles of Incorporation also involved voting. Yolanda Ricks recalled a prior HOA General Meeting where electronic voting was discussed in the context of the Covid 19 emergency and recent changes to Maryland law to allow electronic voting and virtual HOA meetings during the emergency and maybe after the emergency. Jessica Hill concurred that there was discussion on this in a prior HOA meeting at some point in the last three years.
- o Pam Rachal suggested that she draft an email to CAMP regarding how to update the Announcement of Candidates in light of the questions on whether presence was required for a quorum and in conformity with the Bylaws and governing documents of the HOA. Yolanda Ricks indicated that we also may include in the email that CAMP check with legal counsel on any applicable Maryland law that may impact the upcoming election and election materials. Yolanda Ricks made a motion that the Committee send an email to CAMP (and CAMP contact its legal counsel) regarding how to proceed in updating the Announcement of Candidates and remaining election materials in light of the questions on whether presence is required for a quorum and in conformity with the Bylaws, governing documents of the HOA and Maryland law. Pam Rachal seconded. All were in favor. The Motion passed.

## **3. Upcoming Committee Report Due to the Board Monday, August 26, 2024.**

- o Pam Rachal discussed that she would prepare the upcoming Committee Report for the HOA and share the draft with Committee members before she sent it to CAMP.

### **Tasks:**

1. CAMP to inform the Committee if we will receive an HOA email address.

### **Completed Tasks:**

1. All Committee members reviewed the 2023 Announcement of Candidate documents prior to the instant meeting.
2. The Elections Committee conducted an unprecedented (6) meetings in just under two months.

### **Adjournment:**

Pamela Rachal adjourned the meeting at 7:09 pm.

**Next Meeting:** TBD. Members will convene via email to set the next meeting date.