

SPRING RIDGE HOMEOWNERS ASSOCIATION

Anita Van Ert, President
Rich Hellyer, Vice President
Anita Van Ert, Interim Treasurer
Shane Synowiecki, Asst. Treasurer
Chelsea Karlgaard, Secretary
Tony McLaughlin, Member At Large

BOARD MEETING MINUTES

December 15, 2025 | Goodlife Sports Bar & Grill

Board Members in Attendance: Rich Hellyer, Anita Van Ert, Alexandra Dahlin & Chelsea Karlgaard

President

- PJ Morgan's revised agreement and fees – still have not received
- Preparing to move bank account to Premier Bank – account has been opened, currently with a \$0 balance.
- 2026 Homeowner Letter to go out with dues – approved will be sent out in December.
- 2026 Budget finalized and sent to PJM
- Select Bid for 2026 Lawn Care Service and Snow Removal – 3 bids to be sent out prior to the meeting- BTS has been awarded the bid.
- Violations – PJM letters in 2026- starting next year all letters will come from PJ Morgan, costing \$25 per month from PJ Morgan.

Vice President

- Semi Annual Signs are stored in Storage Facility
- Electrical Breaker Reset for Christmas Lights on SRD – may need work on panel if this continues.

Secretary

- Review & Approve Nov HOA minutes – sent out via email need approvals
- Ryan Royce will be joining the board 2026 for secretary, Chelsea not able to attend monthly meetings routinely with outside obligations.

Treasurer

- Financial Update Through 11/30/25 The checking balance on November 01, 2025 was \$18,376.53 and the ending checking balance on November 30, 2025 was \$14,980.68 The CD balance is at \$21,671.24 as of November 30th.
- Dues collections in 2025 – 11 Homeowners are delinquent -

HOA Website: www.springridgeomaha.com

HOA Email Address: springridgehomeowners@yahoo.com

Next Meeting – January 19th, 5:30 P.M. at Hy-Vee.