SPRING RIDGE HOMEOWNERS ASSOCIATION

Tony McLaughlin, President &
Treasurer (temporary)
Rich Hellyer, Vice President
Anita Van Ert, Secretary
Shane Synowiecki, Asst Treasurer

BOARD MEETING MINUTES
November 25, 2024
Oscar's at 5:30

All Board Members were in attendance & Chelsea Karlgaard attended as a returning board member

President - Tony

- Review & approve October Semi-Annual meeting minutes – this was completed via email prior to the meeting
- Ongoing MUD Issue – Rich said he would reach out to MUD
- FINCen account created as required by 12/31/24 – Tony will send the FINCen website to Chelsea so she can get her FINCen number
- Protocols for covenant violations – we reviewed the Fee Assessment document, any modifications reply to Tony, ASAP
- 2025 Proposed Budget- the 2025 budget was reviewed and approved
- Open Board Position - Patti Zeis chose to resign from the board and we accepted her resignation last week. We appreciate the time Patti spent on the board as Treasurer. Anita volunteered to be the Treasurer and Tony will work to transition the Treasurer duties over the next couple months. Chelsea will pick up the Secretary duties

Vice President – Rich

- Cluster mailbox damage & procedures to rebuild were discussed. The board will continue to let the homeowners know who the contact is for rebuilds or minor repairs. We will be involved at a high level in rebuilds

Secretary - Anita

- Prioritizing and coordinating required tree work – The tree bids were reviewed and Sunworks bid was approved. Anita will let Ryan from Sunworks know. We are aware of more tree damage and are in the process of prioritizing the work and keeping within budgetary constraints

Treasurer - Tony

- The financial update through 10/31/24 was sent via email, Tony asked for approvals via, email. The checking account ending balance on October 31, 2024 was $18,999.73. The beginning balance January 1, 2024 was $3,777.05. We have $20,832.24 in a certificate of deposit, interest is included. The CD renews on 12/1/24. The board is open to looking at other institutions
- Outstanding dues were reviewed – there are 8 people who have outstanding dues
- Statements with balances due are being mailed 12/1/24, so those with balances are aware when the 2025 dues statements are mailed
- 2025 dues will remain $140.00

Assistant Treasurer

- Electrical upgrade proposals are on hold, as Tony has bought some outdoor extension cord covers, which should help with the moisture. Shane said he would help with installing the covers

Other Business – none

HOA Website: www.springridgeomaha.com
HOA Email Address: springridgehomeowners@yahoo.com

Next Meeting – TBD in December