



## SSCA Board Meeting Minutes – Oct. 28, 2024

Approved: Nov. 25, 2024

Meeting was called to order by president Cheryl Hill at 10:36 a.

Established that a quorum was present with board members Cheryl Hill (CH), Kelly Burgess (KB), Larry Thompson (LT), Skip Clark (SC) and Dennis Palmer (DP) present. Property manager Maria Mitchell (MM) was also in attendance.

MM confirmed that proper notice was given for this meeting.

Motion to approve prior meeting minutes was made by LT, seconded by KB, all agreed.

LT made a motion for the current officers to remain in place for the coming year with Skip Clark replacing Michael Alperovich. The officers are CH as president, SC as vice president, LT as treasurer and DP as secretary. KB is the director-at-large.

### OLD BUSINESS

2024-2025 Budget - MM reviewed the 2024-2025 budget. The total operating costs will result in an HOA fee of \$990 per month per unit. There was no reserve funding at this time since we need additional input from Cairns Engineering. The amount to fully fund reserves for 2025 could be as high as \$10,000 per unit. There was a lot of discussion whether this should be funded with a one-time assessment of \$10,000 or a combination of increased monthly reserve funding and a smaller assessment. In the end it was decided to increase our monthly HOA fee to \$1,250 per month which would contribute \$260 towards reserve funding. The amount of any special assessment then would be dependent on the input from Cairns Engineering. A motion to increase the HOA fee to \$1,250 per month was made by SC, seconded by LY, all agreed.

### NEW BUSINESS

Rules and Regulations - KB needs updated Rules and Regulations to post on our website. We have three sets; one for Owners, one for Visitors and one for Vendors. CH and MM to make changes to existing R&Rs and forward to KB as soon as possible.

CH made a motion to establish the pool method for reserve funding, KB seconded, all agreed.

Motion to approve our credit card application with Candence Bank with a credit limit of \$30,000 was made by DP, seconded by SC, all agreed.

DP made a motion to adjourn the meeting, seconded by SC, all agreed. Meeting adjourned at 12:36 p.