

FLINT RIDGE PROPERTY OWNERS ASSOCIATION

Minutes of the Monthly POA Board of Directors meeting April 25, 2026

1. **Call to order.** President Pat O'Kelley called the meeting to order at 9:00 a.m. Royce Casey gave the invocation.
2. **Determination of a quorum.** Present: Royce Casey, Doug Heinrich, Pat O'Kelley, Rick Ritschel, Brian Snyder; Lew Story; absent: Mike Hope. Quorum requirement is met.
3. **Community Reports.,**
 - a. **SDCRWA** by Brian Snyder. The new transmission line is 98% complete. Grading and reseeding are being done. The water tower is on schedule.
 - b. **Fire Department by Lew Story:** 5 Medical; 1 animal rescue; 35 outside assists; 1 signal 30 (death); 1 tree in road; 3 car incidents, 1 NPA.
 - c. **Security** by Chief Dean Clark. 23 total incidents in April: 1 Suspicious car/persons; 7 Tailgating; 0 Misuse of gate card; 0 Trespassing; 3 Dog calls; 3 Welfare check/county escort; 3 Medical/fire calls; 1 Domestic; 2 Disturbances; 0 House security alarms; 3 Resident concerns.
4. **Committee Reports**
 - a. **ACC** by Doug Heinrichs. 10 permits were issued: 3 Tree removals, 1 Carport/RV/Patio Cover; 0 Deck placement, repairs, removal; 2 Exterior upgrade/painting; 1 Roof replacement; 1 Miscellaneous renovation; 1 Retaining wall; 0 RV placement.
 - b. **Violations Hearing Committee** by Royce Casey. Three hearings, all 3 violations upheld.
 - c. **Beautification Team by Lew Story:** Good turnout last Saturday with a lot of work done. Julie Story added by email: The following flower beds have been cleaned, pruned and planted for the summer season: Clubhouse, Admin Bldg, Front Gate, Security Gate, Statehood House. Our watering schedule is in place for the summer.
5. **Minutes.** Royce Casey moved that the minutes for March 28, 2026 be approved as distributed; duly seconded and carried.
6. **Treasurer's Report** read by Pat O'Kelley

March. We began the month with cash in bank of \$227,621. During the month we had cash receipts of \$175,894 from all departments. Total income for the month was **\$1,980 under the budgeted amount.** Net Balance Sheet adjustments were \$-7,190. During the month our operating expenses were \$159,177. This amount was **\$9,083 under budget.** We ended the month with cash in bank of \$237,151, which was an increase of \$9,530.

Notes: We paid \$20,000 on the line of credit note.

Pat O'Kelley moved for approval of the Treasurer's report; duly seconded and carried.
7. **Suspension of Member's Rights.** Pursuant to the Flint Ridge POA Covenants, Article VII.D.1.c, Pat O'Kelley moved to suspend members' rights on delinquent accounts; duly seconded and carried.
8. **General Managers Report** by Pat O'Brien

The maintenance department now has a brand-new John Deere Skid Steer that has been purchased on a 60-month 0% interest free loan. They also now have a 2022 Ford F350 flatbed that has been needed for several years.

They have been extremely busy with mowing, grading and getting the Resort ready for the upcoming season. Road repair will begin when the pipeline construction is complete and the weather warms up some.