

FLINT RIDGE PROPERTY OWNERS ASSOCIATION

Minutes of the Monthly POA Board of Directors meeting on September 28, 2024

1. **Call to order.** Vice President Royce Casey called the meeting to order at 9:02 a.m. Nate Meleen gave the invocation.
2. **Determination of a quorum.** Present: Royce Casey, Mike Hope, Rick Ritschel, Brian Snyder, Lew Story, Mike Vincent; absent: Pat O'Kelley. Quorum requirement is met.
3. **Community Reports.,**
 - a. **SDCRWA** by Flint Ridge POA representative Brian Snyder. Water rates are scheduled to increase in January of 2025. The amount of the increase is not known at this time. It will be around .25 cents per 1000 gallons.
 - b. **Fire Department** by Mike Hope. 5 EMS calls. The Halloween celebration will be on October 26th from 5:30 to 7:30 p.m. with candy and education. The Christmas party will be December 7th from 5:30 to 8:00 p.m., with games, presents, and there is a barrel train ride with a possibility of a hay ride.
 - c. **Security** by Officer Jason Blair. 43 calls: 2 suspicious car/persons; 5 tailgating; 3 misuse of gate card; 17 traffic stops; 2 trespassing; 4 dog calls; 2 welfare check/county escort; 1 medical/fire call; 2 disturbances; 5 resident concerns.
 - d. **Beautification Team** by Julie Story. They are maintaining their regular routine of watering, painting, etc.
4. **Committee Reports**
 - a. **ACC** by Theresa Meglasson. 20 permits were issued: 1 new home; 3 tree removals; 3 Carport/RV/ Patio cover; 5 deck placement, repairs, removal; 1 Roof replacement; 5 miscellaneous renovations; 1 Shed/Portable storage building; 1 pool. 4 new houses are under construction.
 - b. **Violations Hearing Committee** by Mike Hope.– no activity to report.

Mike Hope shared about the importance of volunteer help. For this month he gave special recognition to the Beautification team, with individual plaques given to each volunteer. A large plaque is now mounted on the south wall, with name plates for each individual recognized. When the name plates have been used up, a new plaque will be added next to the first plaque, allowing for continuous recognition of volunteer help. The volunteers recognized this month are:

Lynn Bell, Bonny Bingham, Donna Boatman, Lynn & Debra Hall, Doug Heinrichs, Leah Heinrichs, John Hiseley, Sherri Hiseley, Pam Inman, Debbie & Jimmy Innis, Rick Nelson, Linda Pierce, Linda Powell, Janice, Snyder, Randall Stauffer, Lew & Julie Story, George Warren, Rosilyn Warren.

5. **Minutes.** Mike Hope moved that the minutes for August 31, 2024 be approved as distributed; duly seconded and carried.
6. **Treasurer's Report** by Treasurer Mike Hope.

August. We began the month with cash in bank of \$352,259. During the month we had cash receipts of \$159,999 from all departments. Total income for the month was \$4,263 over the budgeted amount. Net Balance Sheet adjustments were \$11,653. During the month our operating expenses were \$177,848. This amount was \$29,412 over budget. We ended the month with cash in bank of \$346,064 which was a decrease of \$6,195.

Mike Hope 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, Mike Hope moved to suspend members' rights on delinquent accounts; duly seconded and carried.

8. **General Managers Report**, by Pat O'Brien

1. With the primary tourist season ending, the swimming pools have been prepped and closed. Camping will continue at Sycamore Park and Luper Hole until October 31st.

2. Mowing, grading and road repair are still being done daily.

3. The Grill 51 restaurant at Flint Ridge is officially opened and is doing very well. Please spread the word and patronize the restaurant when you get a chance.

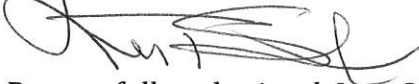
4. The golf course has undergone some changes. On September 11th, Drew Highberger resigned as golf-course superintendent for personal reasons. The maintenance division has reassigned personnel to assume those duties.

9. **Old Business**. None.

10. **Executive Session**. Not Needed.

11. **New Business**. None

12. **Adjournment**. Mike Hope moved to adjourn the meeting, carried. 9:17 a.m.



Respectfully submitted, Lew Story, Secretary. Note: Written by Nate Meleen, Board Clerk