**SMWOA Shining Mountain West Owner’s Association**

October 3rd, 2024

The meeting was called to order at approximately 4:15. Board members present were: Meg Sammons, Andree White-Snow, Dale Brownscombe, Craig McCormack

**Secretary Update**  
Craig McCormack provided an update on the previous meeting notes. Website updates were discussed, and Craig will update the website with the new board and road committee members.

**Road Work**

* The board discussed mowing and decided to arrange for it before winter. Road maintenance, particularly county involvement was also reviewed. Board members will engage the county regarding placing a ditch along Northern Golden Eagle Road.
* Meg Sammons to contact Joe at the county regarding maintenance on Northern Golden Eagle.
* The board also discussed the Annual Meeting, where the road committee promised to post a report. Dale Brownscombe will prepare the road report.

**Old Business**

* The board addressed emails from members and inquiries from prospective owners about building permits and other matters.
* The upcoming ballot for a potential increase in HOA dues was reviewed. A 60% "yes" vote is required for it to pass. Voting closes on October 13th. Andree White-Snow will send a reminder email to those who have not yet voted.
* Covenant violations enforcement was discussed. Alana Griffin, HOA attorney, provided legal counsel on enforcing HOA codes in accordance with current Montana law.

**New Business**

* A review of Covenant 3 was discussed.
* Weed issues were discussed, including the potential for assistance from the County Weed Board and other available resources.

The board meeting adjourned at approximately 6:15 PM.