

SMWOA

Annual Meeting Minutes

July 9, 2016

Attending Board of Directors:

Al Verbanac, Michael Crabtree, Kathleen Browne, Meg Sammons, and Craig Schroder

**1. President Al Verbanac called the meeting to order at 10:15 am.**

- a. The quorum was determined by members present and proxies held.
- b. Michael Crabtree was appointed Parliamentarian.
- c. The President stated the rules would be governed by Robert's Rules. The rules were to be modified to allow one and a half minutes per person for discussion and 20 minutes per topic.

**2. Approval of 2015 Annual Meeting Minutes.**

- a. A motion to add the word "priority" to last year's minutes was added to the road work on Falcon Lane and Nutcracker. The motion was passed and the vote was unanimous to approve the 2015 Minutes.

**3. President's Report.**

- a. WIXES.Com will be used instead of Go Daddy for our SMWOA website. WIXES is less expensive and more user friendly.
- b. Mindy Schroder will be our webmaster.
- c. We have a new and improved website under the same name SMWOA.org
- d. A debit card has been acquired for payment for fees for website.
- e. We will continue to encourage the use of emails verses mass mailings due to expense as well as time.
- f. The BOD continues to request feedback from our members regarding current issues and suggestions to improve our association.
- g. Water- Duke Gilbert, our attorney will file the final document to the Water Court. This last process will put a time stamp on the decision made by the Water Court. This process will mean no individual can contest the last decision.
- h. Many thanks to Butch and Charlie who helped with removal on snow on our roads this winter. Please remember not to plow in your neighbors driveways.
- i. Watch your speed as you travel on association roads. This is a serious safety issue.
- j. Control your dogs! Information will be posted on the website.
- k. Exterior lighting- Please be conscience of your lights! The covenants are clear regarding lights being pointed down and not out. You are encouraged to work with your neighbors in a friendly manner to solve this problem. Contact a BOD member if you are not successful.
- l. Reflective metal roofing- There are two roofs that currently do not meet standards, one is willing to negotiate with BOD and the other is being asked to complete a new building request.
- m. Roads- Roads have been graded and mix applied as needed. Several contractors have survey and will offer a long term plan for the BOD to consider.
- n. Weeds- Rubin Briggs will spray our roads as needed. He is also available to assist SMWOA in spraying on individual lots. He can be reached at 406-581-0879. The Ranchlands group is another resource. Madison County is also available to assist in determining the best course to take in fighting this ongoing problem.
- o. Anonymous complaint to the BOD regarding vehicles as well as RV storage on one property. The letter will be sent to the landowner.
- p. We have a positive cash flow.

4. **Secretary's Report.** Seven Building Permits were submitted and approved. The majority were for garages and outbuildings. A motion was made and seconded to approve the Secretary's Report.
5. **Treasurer's Report.** (see attached report) The current bank statements show \$10,741,60 in checking and \$12,141.00 in savings. The savings account is being used to earn interest. It was opened due to not earning and interest on the checking account. Thirteen lots were delinquent in dues. A motion was made and seconded to approve the Treasurer's Report. This motion was approved by unanimous vote.
6. **Old Business.** Discussion on the roads. What has been our approach and does the focus need to change. The BOD will publish a four year road plan.

#### 7. **New Business**

- a. A motion was made for new road signs to more clearly indicate the speed limit within the association. A motion was made and seconded that seven new signs will be purchased to indicate 20mph speed limit with a cost of no more than \$500. The motion was passed.
- b. A motion was made to complete a mass emailing with return request to all members. The motion was seconded and passed. (currently we have 20 members whose emails are not available and some are incorrect)
- c. A motion was made and passed for the BOD to explore the county procedure for weeds on property that is currently for sale.
- d. A motion was made and passed for the BOD to explore procedures for restrictions for hunting on SMWOA property.
- e. A motion was made to relook at a possible reduction of the annual dues in the near future.
- f. A request was made to explore the need and possibility of a culvert on Bald Eagle between lots 3 and 72.

7. **Voting on Amendment #34** "An individual may hold no more than five lots/proxies in addition to their own lots/proxies" 39 votes were required to pass this change. The change did not pass with 20 votes.

#### 8. **Board of Directors.**

- a. Nominees for the 3 positions were Michael Crabtree, Meg Sammons and Craig Schroder.
- b. Nominations were closed . Michael Crabtree, Meg Sammons and Craig Schroder were elected.

#### 8. **The 2016 Annual Meeting closed at 12:35**

The BOD would like to thank Joan and Henry Marcelin for once again hosting the annual picnic and meeting.