

Shining Mountain Air Park/Mustang Ranches Home Owner Association Board Meeting

Location: Madison Valley Rural Fire Department
Date: January 23, 2022
Time: 4:00 pm

In Attendance: (Interim Board only)

Board Members in Attendance:

Rob Huyser

Kelcey Cherwin

Kirk Siedentopf

Tim Sommers

Board Members NOT In Attendance:

Sue Sommers

Opening remarks:

Tim Sommers commented about moving the board forward, and Sue Sommers and Amber Stamsta will transition Treasury roll to Sue Sommers.

Kirk Siedentopf proposed an impromptu agenda for this meeting including snow removal equipment talk, meeting locations, and aligning there board to move forward. Library room was proposed by Trevor Lockhart as a meeting place also. Annual meeting will still be held at Choice aviation. Further discussion ensued on pursuing a virtual meeting option. Mustang Ranches gmail account is active now.

MustangranchesHOA@gmail.com for notifications about road conditions, projects, meetings, and minutes. Rob Huyser is on the board and requested Saturday meetings so that he could make sure to attend. Saturday preferably mornings. Kirk Siedentopf revisited update of by-laws and covenants need. Going to start looking into legal aspect.

President, VP, and Treasurer position:

Kelcey Cherwin had a question about Sue Sommers ability to perform Treasurer roles. Tim Sommers verified that she has been book keeper for 35 years and is more than qualified. Sue Sommers was proposed as interim Treasurer until annual meeting. Kelcey Cherwin motions, Kirk Siedentopf seconds. Motion passes unanimously.

Kelcey Cherwin questions need to fill the VP and President. Trevor Lockhart explains that President and VP aren't necessary to keep the board operational, they only make agendas and run meetings. Kirk Siedentopf decides to keep the seats vacant, and wait till annual meeting. Tim Sommers agrees with this and so does the rest of the board. Rob Huyser voiced concerns over who is called or contacted for complaints. It is decided that all board members will be available for contact by means of the newsletter and email having our numbers/emails attached to it.

Trevor Lockhart explains the situation that led to all three resignations including the Sheriff investigation, the pharmacy meeting with Rob Huyser, Joe Schuteis, Jim Hajny, and Trevor Lockhart, the bank meeting with Rob Huyser, Trevor Lockhart, and Jim Mcanany(not sure of spelling), the concerns over accurate minutes, and stressing the necessity of getting the bank accounts open, accurate, and ready to move forward conducting business. Bank accounts are paramount for conducting business, especially outstanding tax bill. Kelcey Cherwin discusses the need for keeping three signers, and the need for deciding on the new signers. Two signatures needed of the three authorized signers was decided on. Signers decided on as: Sue Sommers, Kelcey Cherwin, and Rob Huyser. Trevor Lockhart motions. Kirk Siedentopf seconds. Motion passes unanimously.

HOA snow removal equipment ensues. Kelcey Cherwin compiled a list of snow removal contractors and keep snow removal in the hands of independent members of the HOA, not a responsibility of the board. Kelcey Cherwin explained that we have an ongoing discussion about purchasing snow removal equipment. Discussion ensued to bring it back to the table in march and table it for now. Questions were raised over cost, insurance, access to equipment, authorized users, etc.

Tim Sommers proposed doing some road grading and minimal work with what little funds we do have, as a show of good faith in the spring. Very basic, filling in potholes, etc until a decision is being made on future road repairs. Discussion ensues, including Rob Huyser giving input about previous ways its been done, and his willingness to continue providing aid and equipment to the neighborhood in regards to the road work. Everything expense and work wise, MUST be board approved before anything could be done.

Discussion ensued about how to collect HOA dues from non dues paying members. Possibly exploring notices, or sending to collections.

Kirk Siedentopf wants to see some meetings for the March meeting agenda such as road grading, snow removal, signs, future road projects, and revisiting these main items.

Tim Sommers is going to meet with David Clark of Titan Excavation, to get road work bids and estimates for materials. Tim Sommers also asks Rob Huyser to get some estimates for just grading and pot hole filing on some select roads.

Kirk Siedentopf motions to adjourn. Kelcey seconds. Motion passes.

Adjourn 5:27 pm