



Shining Mountains Owners Association

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406-682-5017

Board Meeting Agenda

Date: August 19, 2026 Time: 6:00 p.m. Location: Shining Mountains Fire Station

Zoom link: <https://us06web.zoom.us/j/6512484821?pwd=pqOZNLmDxjfXbaVOJbaJPjuSAbAeV8.1&omn=81713397210>

Meeting ID: 651 248 4821

Passcode: 5FYtBE

- **CALL TO ORDER**
- **ROLL CALL/DETERMINE IF QUORUM IS PRESENT**
- **SIGN IN REQUIRED FOR MEMBER ATTENDANCE WITH EMAIL AND PHONE #**
- **WELCOME MEMBERS**
- **DAVID MCQUEEN RESIGNATION**
- **DENNIS BAKER RESIGNATION**
- **APPROVAL OF JULY 29, 2026 CORRECTED BOARD MEETING MINUTES**
- **JUNE 9, 2026 BOARD MEETING ZOOM SUMMARY**
- **FINANCIAL REPORT** - Sandi
 - ☐ Checking Account Balance as of 08/19/26 (not reconciled)
 - ☐ Savings Account (Limited Assessment) Balance as of 08/19/26 (not reconciled)
 - ☐ EXPENSES TO BE PAID
 - AM Welles Invoice #911053 7/17/26
 - No motion to approve on any minutes, no contract found. Authorized by Craig George verbally
 - Southwest Weed Control Invoice #02371 7/17/26
 - No motion to approve on any minutes, no contract found. Authorized by Craig George verbally
 - State Farm Insurance due 9/25/26
 - Crowley Fleck June & July Invoices under review
 - ☐ Delinquent Dues
 - Customer Balance Report.
- **OLD BUSINESS**
 - ☐ Money bag with member dues
 - ☐ Communication procedures
 - Email
 - Website Management (<https://smoamt.org/> SMOA GoDaddy Website)
 - Facebook Group– Shining Mountains HOA news
 - ☐ Recordkeeping procedures.
 - ☐ Draft of proposed director ethics and confidentiality agreement

- 2026.27 Shining Mountains Board of Directors

Zac Fanelli, President | Teri Davis, Vice President | Sandi Bourgeois, Secretary/Treasurer

Jenny Rohrbach, Board Member-At Large | Jim McFall, Board Member-At Large

- **NEW BUSINESS**
 - ☐ Madison Valley Bank Accounts
 - ☐ Crowley Fleck Law Firm
 - ☐ Haypress Gate
 - ☐ Building Permit Applications/Extensions - Teri
 - ☐ Steve Keilley – proposed letter for members to send to Congressmen for fish stocking
 - ☐ Officer Election Meeting held immediately following annual meeting
 - ☐ Committee appointments and committee members
- ☐ **Schedule Next Meeting (Wednesday, November 18th?)**
- **Member Informational Email (US Mail if email address not on file)**
- **Member Comments/Questions**
- **Adjournment**