

SANDSTONE RIDGE HOMEOWNERS ASSOCIATION
Regular Board Meeting Minutes
May 16, 2017 · 4:00PM

The meeting was called to order by President Irene Klueber. Roll call was taken. All present.

Minutes from the last meeting were discussed. It was noted that in the last paragraph Ken Deitrich's name should be changed to "a homeowner." Anne moved to accept the minutes with that edit. Pearl seconded. Unanimous vote. The edit will be made and entered into the official minutes.

Pearl presented the Treasurer's report. Betty moved to approve the report; seconded by Anne. Unanimous vote. It was noted that the Sandstone Room is producing good revenue with much use.

OLD BUSINESS:

Benson Litigation Update. The summary hearing was moved to May 30th to allow the judge more time to review all documentation.

Party Room Lights. The shipment of our party room lighting was not in as of this board meeting but it is still expected that it will be arriving soon.

OPEN FORUM (5:15-5:30)

No one appeared at Open Forum.

NEW BUSINESS:

Posted Notices. Notices posted in the building must have Board approval and may only be posted in appropriate areas. An approved notice must contain the signature of a Board member. Ruben will be advised to remove any notices which do not have Board approval. Anyone wishing to have something posted may leave it in the office with a note of explanation or submit it to a Board member. Grievances may be brought to the Board at the monthly meeting during Open Forum (5:15pm). Contact a Board member if you wish to appear at Open Forum.

Vast Cable and SSR Phone Contract. Our cable and phone (SSR business) contract is up for renewal. Irene will meet with our Vast Rep, Lori Nore to negotiate pricing for a 3- or 5-year contract. Anyone experiencing problems with cable in their own unit should not contact Ruben or Irene, but rather Vast Rep Lori at Lori.Nore@VastBroadBand.com phone number 716-3062.

Pool Area Surveillance Cameras. Only one of the present surveillance cameras is functioning properly. Irene will shop for new cameras and compatible software. Having operational cameras is essential in order to monitor use and abuse in the pool or hot tub area.

Four-wheeler. This old vehicle has over 14,000 miles on it and is well beyond the normal life expectancy of 10,000 so it is not surprising that it has developed mechanical difficulties. We hope a tune-up and a few repairs will allow us to get another season out of it, but it is likely that we will need to purchase a different one. An estimate will be put into the Capital Improvements budget for next year.

Software Upgrade. Irene has requested the office computer software be upgraded to Microsoft Office Suite 2013 at a cost of \$89. This allows for better compatibility with current market trends. Approved.

Bookkeeper. Jean Bengs of Advanced Bookkeeping has notified us of an increase in her hourly rate to \$35/hour. This is a reasonable bookkeeping rate. Since she has skillfully provided this service for a long time and has all of our records, we voted to continue using her services. Moved by Pearl, seconded by Betty. Unanimous vote.

Stairwell Door Handles. Anne requested that all of the stairwell door knobs be replaced with door levers. Ruben will be asked to do this.

Garbage Removal. Sander Sanitation which handles our garbage removal has been sold. The new owners will continue to provide our contracted services, but we expect a probable rate increase.

Drainage and run-off from new construction. The Rapid City Engineering Department has been consulted about the potential run-off impact to the back side of SSR from new construction above our property. They will look into it and provide us information when they receive contractor assurances.

Door Entrance Décor and Furnishings. All residents are reminded that décor or furnishings in front of unit doors must not encroach into the hallways. This is a safety concern, and compliance is for the well-being of residents and guests.

Meeting adjourned.

Next regular board meeting: Tuesday, June 13, 2017, 4:00PM. Open Forum: 4:15-4:30.

Respectfully submitted,

Lauralee Holsing, secretary

**SANDSTONE RIDGE CONDOMINIUMS
TREASURER'S REPORT
April 30, 2017**

Special Assessment – Past Due

Unit 211	Scott Benson	Lien Filed	\$ 20,158.21
Unit 318	Scott Benson	Lien Filed	<u>\$ 20,937.81</u>
			\$ 41,096.02

Budget vs Expenses Year to Date and Month

	Budget	Expense	Difference
January-December	\$302,400.00	\$302,400.00	
April 2017	\$ 25,200.00	\$ 16,304.03	\$8895.97

First Interstate Bank

Sandstone Ridge HOA Operating Accounts Balance,	\$110,437.86
Sandstone Ridge Reserve as of April 30, 2017 (includes \$43.96 interest earned)	\$143,306.01

Prepared by Pearl Burdick