

SSOA Board Meeting (Zoom meeting)  
Wednesday, January 24, 2024, 5:30 pm

Attendees: Tom Lebsack, President, Craig Lukos, Vice President, Nick Teverbaugh, Treasurer, Ken Mace, Secretary, Eric Degerberg, Kori Fletcher, Kathy Sonnanstine, and Monica Mantegna; Property Owners present: Chris Guarino, Sue Hines, Greg Gerloff and Bruce Davidson. Absent from meeting: board member Tommy Jefferies. A quorum of SSOA board members was present. The meeting was called to order at 5:30 pm by Tom Lebsack.

Approval of July 19, 2023 BOD Meeting Minutes: Motion to approve by Nick Teverbaugh, seconded by Marty Ferris, and approved by all.

Nick Teverbaugh gave a brief Treasurer's Report: Nick summarized the changes to the financials since the previous meeting and a draft of the proposed 2024 Budget. 87 Owners have paid the 2024 dues. At the end of 2023, there were five owners who were delinquent: one who never pays, three who just owe for 2023, and one who had never paid, but paid ½ in arrears. We have about \$19,000 in the bank presently.

Old Business:

1. Mailbox update, Ken Mace/Nick Teverbaugh: We have 3 vacant mailboxes at this time; not including Pod H which we have not been given permission to utilize by USPS. Eric suggested that we show our gratitude to our two mail delivery guys by giving them each a monetary gift. Craig Lukos suggested a \$50 amount to each. Kathy Sonnanstine seconded the motion and approved by all.
2. Update on Traffic Circle: Tom Lebsack said plans by CDOT and TOB are somewhat unknown following our letter to the responsible entities and the meeting last August of CDOT/TOB/SSOA people. SSOA has not received any official response, although Eric has had communication with TOB and there was internal TOB e-mail outlining some plans we received via Jen Cawley. Tom to draft another letter asking for a response/update and plan.
3. Silver Circle re-paving: SC may have unplanned monies available to do some road work this summer 2024. Marty will draft a letter to SC and TOB asking that Silver Circle be included on the list of projects. It has been 27 years since the road was paved and it needs to be repaired, especially the TOB portion.
4. Highlands Emergency Exit: No news on this, Eric will wait until Spring to ask TOB for the survey that was discussed last summer.
5. Marty will provide a list of TOB and SC contacts.

New Business:

1. 2024 Proposed Budget: Single year proposed Budget as is until we see what the Summer Road maintenance will be. Clean-up dumpsters cost has risen over previous year. Craig Lukos thought he could get Timberline to hold the cost for 2024. Nick informed us that Quick Books yearly price has increased to \$500. Motion to accept by\_\_\_\_\_, seconded by\_\_\_\_\_, approved by all present.
2. Clean-Up Day / Annual Meeting will be: Saturday, July 13, 2024.
3. Summer Road: Darrell Taylor will be asked to NOT plow snow off the Summer Road.
4. Darrell Taylor graciously plows the mailbox area during the winter months. The SSOA Board agreed to waive the annual \$50 dues payment to him. Nick Teverbaugh will contact Darrell.

5. STR (Short Term Rentals) problems complaint phone number is: 970-486-1444. <https://secure.hostcompliance.com/summit-county-co/tips/type>
6. Marty Ferris relayed a concern she had received for a “stop sign” to be placed at each side of the Silver Circle intersection and also have a 25 MPH speed limit sign placed at the entry to Silver Circle.

Having no further items to discuss, there was a motion to adjourn the meeting by Ken Mace, seconded by Nick Teverbaugh, and approved by all. The meeting was adjourned at 6:45 pm.

Respectfully submitted,  
Kenneth Mace, Secretary