

SCCOA HOA BOARD MEETING MINUTES

Wednesday, October 15, 2025

The virtual meeting was called to order at 5:32pm. All Board members were in attendance.

Motion to approve the agenda: Motion by Scott, seconded by Chad to postpone the approval of General Contractor and related action item topics due to late arrival of bid packets from potential vendors and need to study proposal specifics. This motion passed unanimously.

Owner Comments: Our meeting provides each owner up to two (2) minutes for their feedback for Board on Association matters important to Association members. Attending this meeting were owners from 103 / 201 / 205 / 105 / 208 / 204/ 206 / 211 / 215 / 114 / 110 / 102 / 210 / 212 / 214 and 104. General comments were made by individual owners surrounding painting of the new drainage system and firewood on deck quantities. A few owners asked follow-up questions pertaining to the window quotations.

Action Items:

The September 9, 2025 Board Meeting minutes approval was motioned by Scott and seconded by Chad. This motion passed unanimously.

The motion to approve the 2025/2026 snow removal vendor proposal was motioned by Scott and seconded by Chad. Cost proposed was equal to last season. Motion passed unanimously.

Motion was made by Chad and seconded by Scott to approve the HB24-1043 requirements document outlining Stone Creek Condominium Owners Association Payment Practices. This document has been provided to each Association member and will be made available on Stone Creek website for current and future Association members to become familiar.

Discussion Topics:

Scott provided an update on the drainage improvement project, outlining that the east end of our complex is complete, as is the new snow storage area. The west end will undergo some additional work tied to feedback from our neighbors (Lakeview HOA) and is expected to be completed within a week.

Beth encouraged feedback from owners for the Water Conservation subcommittee to consider. Her contact information was shared separately for Association members to provide feedback.

A reminder of the current firewood on deck (patio) was provided, reinforcing the timeperiod when firewood is permitted (October 15 – May 1st) and that firewood may be stored on a rack which keeps the firewood off the patio walls and ground floor. Total quantity may not exceed 18" (w) x 4' (h) x 4' (l). Compliance will be monitored to ensure HOA Insurance agreements are met. We will review the current policy when our current renovation fire hardening occurs.

The Board will confirm units with Short Term Rental contracts with TOA in the month of Nov.

Stone Creek parking lot restriping will occur on Friday, Oct 17th, weather permitting.

With no other new business to come before the Board, the meeting was adjourned at 6:15pm.