

## BOARD MEETING MINUTES

SHHA Monthly Board Meeting October 9, 2024, at 6:30 PM

SHHA OFFICE IN-PERSON MEETING AND ZOOM

[HTTPS://US06WEB.ZOOM.US/J/88906740166?PWD=LlCWR9HVCys6JBlHVj4C71YFWYEBzz.1](https://us06web.zoom.us/j/88906740166?pwd=LlCWR9HVCys6JBlHVj4C71YFWYEBzz.1)

*Prepared by Trish Lovato*

- 1. CALL TO ORDER:** The monthly SHHA Board Meeting was called to order by the President at 6:30PM.
- 2. ROLL CALL:** A quorum must be present. **P: Present; E: Excused; A: Absent**

Officers		Members		Members	
President – Jim Stewart	P	Larry Dragan	P	Randy Tripp	E
Vice President – Eric Faulring	P	Elizabeth Edgren	P	Terry Walker	P
Secretary – Martin Kirk	P	Joel Jordan	P		
Treasurer – Charles Ewing	P	Heidi Komkov	P		
ACC Chair- Phil Krehbiel	P	Kathleen McCaughey	E		
CSC Chair- Art Romero	P	Claudia Mitchell	P		

**Staff:**

Trish Lovato PRESENT

**Guest(s):**

Stan Davis PRESENT

Hugh Prather PRESENT

Cheryl Thompson PRESENT

Larry Lane PRESENT

- 3. APPROVAL OF AGENDA FOR October 9, 2024**
  - Motion to approve Meeting Agenda and Consent Agenda APPROVED
- 4. CONSENT AGENDA APPROVAL:**
  - C&P October 1, 2024 meeting minutes
  - ACC September 18, 2024 meeting minutes
  - ACC October 2, 2024 meeting minutes
  - CSC October 8, 2024 meeting minutes

**5. OFFICER REPORTS:**

**a. President (Jim Stewart):**

- (1) We have remarkable talent and enthusiasm in Sandia Heights, important to have that attitude toward our customers, the homeowners.
- (2) Jim's phone number and email are out there if any homeowners would like to contact him regarding any question or questions they have about SHHA.

- (3) Antonio Jaramillo, Bernco, results for Big Horn Ridge, accidents, etc. The survey shows that we do not qualify for speed bumps. BCSO has periodically been showing their presence.
  - b. **Vice President (Eric Faulring): N/A**
  - c. **Secretary (Martin Kirk):**
    - (1) Approved October GRIT.
  - d. **Treasurer (Charles Ewing):**
    - (1) Reports are in the share drive, and the printed sheets on the table.
    - (2) Committees need to look at their 2024 budget and decide what is needed for 2025.
- 6. GUEST COMMENTS:**
- (1) Hugh Prather-After stepping away, he wanted to thank you for your commitment, let you know how much you are appreciated and valued!
- 7. COMMITTEE REPORTS:**
- a. **Architectural Control Committee (ACC-Phil Krehbiel, Chair):**
    - (1) **Highlights of activity since the last Board meeting:**
      - a. Litigation updates in executive session
      - b. Lisa Blackford is a new member of the ACC-very active in volunteer work
      - c. ACC is now at 7
    - (2) **Requests for Board Action: N/A**
  - b. **Bylaws Revision Special Committee: (Elizabeth Edgren)**
    - (1) **Highlights of activity since the last Board meeting:**
      - a. Committee met twice in September, making slow but steady progress in examining and discussing what revisions, if any, need to be made.
    - (2) **Requests for Board Action: N/A**
  - c. **Covenant Support Committee (CSC-Arthur Romero, Chair):**
    - (1) **Highlights of activity since the last Board meeting:**
      - a. Closed 9 complaints, Received 3, 8 Open currently
      - b. 2 new members as of last night, Paul Baumgartner and Richard Feferman
    - (2) **Requests for Board Action: N/A**
  - d. **Community Service & Membership Committee (CS&M) (Elizabeth Edgren):**
    - (1) **Highlights of activity since the last Board meeting:**
      - a. No meeting due to committee member travel.
      - b. Welcome visits to new residents continue.
      - c. We co-hosted the 2<sup>nd</sup> Annual Neighborhood Afternoon Out with the E&S committee. Another successful event on a beautiful afternoon.
      - d. Ordered new SHHA welcome bags
    - (2) **Requests for Board Action: N/A**
  - e. **Communications & Publications Committee (C&P) (Claudia Mitchell):**
    - (1) **Highlights of activity since the last Board meeting:**
      - a. Hardcopy mailing of letter to non-GRIT subscribers was sent out on Sept 26

- b. IT committee chair, Heidi Komkov, has completed the creation of the word - searchable index of the archived GRIT issues.
  - i. It is live on the website
  - ii. Introductory/instructional article will be in Nov GRIT
- c. Real estate agent cards will be sent to the printer this month
  - i. Next steps:
    - 1) email info to all realtors who have made transactions in Sandia Hts
    - 2) incorporate into our SHHA web homepage as service to real estate agents and potential buyers
- d. Reviewed 2024 budget in preparation for 2025 budget submission
- e. Resident guide and directory 2025, reviewing for needed changes, board members/committees alerted, have received responses, thank you.  
Deadline Nov 5.

**(2) Requests for Board Action: N/A**

**f. Environment and Safety Committee (E&S) (Kathleen McCaughey)**

**(1) Highlights of activity since the last Board meeting: N/A**

**(2) Requests for Board Action: N/A**

**g. Executive Committee**

**(1) Highlights of activity since the last Board meeting: N/A**

**(2) Request for Board Action: N/A**

**h. Finance Committee (FC) (Charles Ewing)**

**(1) Highlights of activity since the last Board meeting:**

- a. Discussion of preparation of 2025 Budget
- b. Printed items on the table, plan P&L
- c. Discuss not charging membership fees in November and December. Motion to suspend dues for November and December was unanimously APPROVED.

**(2) Requests for Board Action: N/A**

**i. IT Committee (ITC) (Heidi Komkov)**

**(1) Highlights of activity since the last Board meeting:**

- a. GRIT archives and article index is live on the website. AI-generated summaries of all newsletters enable searching through them. (5 hours of web developer at \$100/hour)

- <https://www.sandiahomeowners.org/grit-newsletter>
- <https://www.sandiahomeowners.org/grit-index>

**(2) Requests for Board Action:**

- a. We request \$6000 to be allocated towards new office computer hardware and 30 hours of our web developer's time, to be spent before the end of 2024. Motion was approved with a unanimous vote.

j. **Nominating Committee (NC) (Eric Faulring)**

(1) **Highlights of activity since the last Board meeting:**

(2) **Requests for Board Action:**

- a. Introduce Stan Davis, consider motion to elect to Board as interim director  
Stan-Moved to ABQ in 2019  
Motion was unanimously approved with 11 Yes votes

8. **EXECUTIVE SESSION TO DISCUSS:** Entered Executive Session at 7:41. Closed Executive Session at 8:24 pm.

- a. Update on current litigation

9. **UNFINISHED BUSINESS: Action Items from last Board Meeting:**

- a. Cashless in November

10. **NEW BUSINESS: N/A**

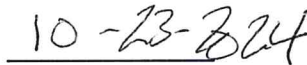
11. **ANNOUNCEMENTS: N/A**

12. **NEXT MEETING:** The next Board meeting is scheduled for November 13, 2024.

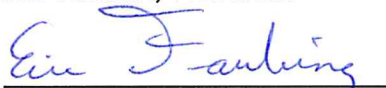
13. **ADJOURNMENT:** (Time) 8:25 pm



Jim Stewart, President



Date



Eric Faulring, Vice President



Date

X   Board of Directors

Date Motion Emailed:

       Executive Committee

       Committee: ACC CSC CPC CS&M FIN E&S NOM

**SHHA MOTION FORM**

STATING A MOTION, please remember:

- Who will follow through on the action? – President, Board, individual, Committee?
- If the action requires “reporting back” or completion—to whom? when?
- If money is involved, how much? Are funds available? How will it be financed?
- If a committee is involved, which one? Is its task to: Consider, Investigate, Act?
- If a special committee (ad hoc) is to be formed, who will chair it, number of members, its specific task (which can’t fall within the assigned function of an existing standing committee), and its anticipated termination date?
- Use the 5 W’s: Who, What, When, Where, Why (& How, How Much) as necessary.

I, Eric Faulring, move that: we the board elect Stan Davis to the SHHA Board of Directors as an interim director, filling the position vacated by Suresh Neelagaru’s resignation.

EXPLANATION/JUSTIFICATION (if necessary): See statement of interest attached.

Signed: Eric Faulring

Seconded: E. Philip J. [Signature]

**SECRETARY’S RECORD:**

No. 20 -        -        -        -        -         
(year - month - day - # - Committee)

(circle) Voting by: Voice Show of Hands Ballot

Unanimous Vote? Yes X No       

Adopted                      Postponed                      Amended                      Lost                      Tabled  
Referred to Committee (which one)       

**ACTION REQUIRED: POC**        **DUE DATE**       

**DISPOSITION (circle):** P&PM BYLAWS

