

Stagestop Owners Association – Minutes of the 2022 Annual Meeting

Saturday, June 24, 2022, 10:00 am

Jefferson Community Center

1. Call to Order – Lynda

Lynda Clay called the meeting to order. Board members in attendance were Lynda Clay, Dan Kummet, Sylvia Gibson, Andre Lobato, and Ray Dungan. There were 27 members in attendance.

2. Introduction of the Board

The Board introduced themselves. Lynda Clay, President. Dan Kummet, Vice-President. Sylvia Gibson, Secretary. Andre Lobato, Treasurer. Ray Dungan, Member-at-large.

3. Requests of Participation

The Board described the protocols for the annual meeting and expectations of speakers and participants.

4. Guest Speakers

Trent Smith, Fire Chief, JCFPD: Trent described the various plans for lots and current fire rating. There are plans for Lot 260 and a 2800 gallon cistern. The current fire rating is 6, 6x rating: 5 miles to fire station with a credible water source at 1 mile. There was a question on if there is money for a new station/bunk house. A potential cistern at Tarryall creek at the bridge. Will advise on fire mitigation and driveway on Lot 260. There was discussion about an "Air box incinerator".

5. Secretary's Report Minutes – Sylvia

The minutes from the 2021 annual meeting were read. A motion to approve the minutes was made by Doug Grush, seconded by Kent Jackson, and approved.

6. Treasurer's Report – Andre Lobato

The Treasurer updated the member on the financials, the profit and loss, and balance sheets. It was noted there are 24 unpaid lots. A motion to accept the financials was made by Scott Speer, seconded by Kent Jackson, and approved.

7. ACC Update – Jess Staten

Jess provided the membership and update on the activities of the ACC and reminded everyone that the SOA is a covenant-controlled community. Jess presented the requirements of the ACC when making improvements on your property.

8. Fishing Club Update – Kevin Kihn

Kevin Kihn provided the membership with an update on the activities of the TFC fishing Club.

9. Jefferson-Como Fire Protection District and Fire Mitigation Update – Dan Galligan

Dan Galligan presented the membership with an update on fire mitigation updates. SOA is a Fire-Wise community. It is important to remember we live in a community with fire risk and our responsibility to mitigate that risk. The SOA provides an opportunity for owners to mitigate fuels on their property with Chipper Days. This year's Chipper Days will be on July 30, August 27, and September 24.

10. New Business

a. Thornton Easement Update

Lynda provided an update on the gate and fishing access issue. She updated on the legal activities.

b. Short Term Rentals

Lynda presented on the requirements of the County relative to short-term rentals.

c. 2021-22 Annual Budget

Andre presented the Annual Budget. The budget was approved by the membership.

d. Election of Board Members

Andre and Sylvia are leaving the Board, leaving two openings. Two new Board members were elected: Krista McDonald and Rachel Lee (not present).

11. The meeting adjourned.