

Stagecoach Crossings Board and General meeting

September-22-2020 7 PM

Attendees: Greg Peterson, Gary & Linda, Beth, Gaylen & Lois, Mike Foos, Val Z, Sue S, Keith Bily, Ben & Jana Haecherl, Dick A

Called to order by Beth

Minutes read by Dick

Motion to approve by Lois, seconded by Keith

Treasurer Report- Lois

Currently 3 accounts since Board has taken over the garbage detail from John Z.

Sanitation Account We save \$5 per month by doing a group rate and we reduce the amount of traffic on the road.

HOA savings- \$2442

Basic Checking account- \$11046.43

Receivables for Limbo Road District is \$14,965

Outstanding checks \$150 to John Z for sign cleanup, Lois B for \$103.20 for 2019 receipts

Approved

Presidents Report

Sign options

Use existing oval showing a stagecoach with a metal sign either above or below it with lettering for Stagecoach Crossings. Approved

Beth is going to get final costs and volunteers will install.

Construction

Plans coming - Mary and Dave Zimmer

Haecherl's ready to add the approach to their lot next month

Noxious Weed control- Gary Fellows will spray thistles for residents for a fee if they don't want to

hire an outside contractor.

#### Lot 3-Cleve Trimble

A letter will be sent to Lot 3 owner making him aware that Stagecoach Crossings is aware of his intent to use the lot as an entrance to his 77 acres behind Elk Haven. He owns that land and the land next to Buckhorn Estates. Because we have knowledge of his intent, we have to inform him of the violations to both the covenants and also County rules.

Stagecoach crossings can't do anything more until he proceeds. If we go to court, we could face legal fees up to \$25k.

Discussion about damage to road and the counties interest in not adding traffic to road followed. Board will proceed with letter from attorney to owner.

#### Limbo Road District Report-Linda Fellows- president

##### Road work for 2020

For water diversion, a ditch was created on the east side of Little Italy Road and culverts were dug out and cleared. The road bed of areas with Spring breakup on Little Italy Road and Laramie Trail were reinforced with rock and binder. Gravel will be applied with funds become available.

Voluntary contributions were received from 21 of the 41 landowners.

Gary Fellows contributed posts and reflectors to mark all the culverts and volunteered to spray grass and weeds along the road. Linda Fellows fixed the areas around to culverts to reduce erosion and John Z volunteered to mow the ditches.

Volunteers are removing trees from ditches.

Without Volunteers, the LRD could not get this work done.

##### 2021 work

Expenses have increased for road repair and snow removal. Snow removal is currently 33% of the LRD budget.

Road taxes will be increased next year to help the LRD get enough funds to maintain the roads, remove snow, and improve the road.

#### Old Business

The board has a variance policy that defines exceptions to the covenants

for a specific period of time. Mike Foos has written this with insight from the attorney who has

reviewed the covenants. The Board will review and discuss at next meeting.

Dues increase.

All present agreed to increase the annual dues from \$150 to \$165 in 2021

Motion by Beth, seconded by Lois and approved on voice vote.

New package Mailbox

Dick A will look into adding an additional package mailbox to the end of the mailboxes to handle the additional packages.

New Business

Keith B said the slash piles in the park need to be burned and that a permit is needed by a Stagecoach Crossings board member before they can be burned. Keith and Dick A will get this done and Keith will supervise the burning of the piles.

LRD loan forgiveness

Beth presented 2 options

A- Forgive the loan that is proportional to the residents of Stagecoach Crossings. That amount would be \$10,270.19 ( \$295 times 35 residents)

B. Forgive all the loans totaling \$14,965

After discussion, Beth made a motion to do option B and Lois seconded it.

Passed on voice vote

Meeting adjourned at 8:30 pm

Stagecoach Crossings Homeowner's Association  
 Sentinel Federal Credit Union accounts as of September 22, 2020  
 Respectfully submitted by Lois Bendewald

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Waste Savings Account: set up to have monthly auto pay to Kieffer Sanitation

2020	deposit	withdrawal
January		332.80
February		307.20
March		308.89
April		307.20
May	926.80	307.20
June		256.00
July	Foos. 158.60 Bowen. 133.00 Adamson 261.00 Furhmann. 261.00	
August		256.00 256.00

The HOA board was given responsibility for maintenance of this account in June of 2020. We again thank John Ziolkowski for setting up this service for our Association and collecting payments these last several years. The goal is to bring all the participants to a due date in the same month. An option was sent out to bring each account up to date to October 2020 or April 2021.

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HOA Savings Account:

This account has had no activity since July 2019. The balance remains at \$2,442 + interest.

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Basic Checking Account:

2020	deposit	checks
January		400.00 John Z. Mowing pond area 50.00 Gary F. Weed spraying
February	4,200 dues	
March		170.42 Custer County 12.50 Mike Foos receipts
June	250 dues	563.00 State Farm policy premium
July	6,500 State Farm claim wind damage to overhead log signage	10.00 SD Annual Report (Gary F) 55.00 USPS stamps
August		383.40 GPNA Law Firm phone call 72.00 USPS PO Box rent
Ending balance \$11,046.43		

Receivables from Limbo Road District for 3 loans totaling \$14,965.14

Checks outstanding: John Z \$150 sign debris cleanup after wind storm  
 Lois B \$103.20 for 2019 receipts

A chronological history of monies exchanged between the  
Stagecoach Crossings Homeowners Association  
and the  
Limbo Road District

As of September 22, 2020

May 2015

"Receivable from Limbo Road District \$3,470.74". This entry appears every year. It is the original loan that dates back farther than the records I could find.

December 12, 2017

Taken from the minutes:

#5. Road district funds - John reported that the Road District will provide new material to stabilize the road on the 3 hills within the development. We provided a grant of \$1,500.00 to the Road District to cover expenses for the next several months.

March 20, 2018

Minutes show check #1253 was written to LRD as a grant for \$1,500.00 on 12/14/2017.

September 25, 2018

Taken from the minutes:

President's Report:

#1. On July 6, 2018 the Board agreed to loan the Limbo Road District \$3,800 to help cover expenses for the upgrading of the roads in Stagecoach Crossings. This loan is to be repaid when the tax revenue for the second half of the year is released in October.

May 7, 2019

Taken from the minutes:

Motion to extend the Limbo Road District loan repayment deadline to May 7, 2020 and seconded. Lois will send letter to that effect including an offer to make money available to them as needed in appreciation for their services.

September 9, 2019

Taken from the minutes:

President's Report

#3. A new loan to the Limbo Road District was approved in June for \$7,694.40 and a check written to John Ziolkowski.

My research concludes that:

There is an outstanding loan of \$3,470.74 from sometime after 2010, the year LRD was formed.

A grant for \$1,500 was given in 2017.

A loan of \$3,800.00 in 2018

A loan of \$7,694.40 in 2019

The total receivables is \$14,965.14

Respectfully submitted,  
Lois Bendewald, Treasurer