

# 2025 ANNUAL MEETING MINUTES

## Southridge Estates Condominiums Association

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April 22, 2025; Mesa County Workforce Center: 512 29 ½ Rd

The meeting was called to order by Mark Shoberg from HOA Services Inc at 3:30PM.

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### In Attendance

Linda Schmidt

### Proxies

\_1 proxy for 12  
units received.

### Management

Mark Shoberg HOA  
Manager

Cayce Haren HOA  
Assistant Manager

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With 12 proxies received and owners from 1 unit represented; quorum was not achieved.

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### Introductions

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Mark Shoberg introduced himself as being with HOAServices.

Cayce Haren introduced herself as being with HOAServices.

The Board introduced themselves:

Linda Schmidt

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### Approval of 2024 Minutes

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First motion: Linda Schmidt

None opposed.

2024 minutes were approved and signed by Linda Schmidt

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### Old or New Business

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#### Parking Lot:

- It was noted that Valley Wide is booked through June but can schedule the parking lot work contingent on approval at this meeting due to available funds.
  - The board approved proceeding with scheduling the parking lot work with Valley Wide.
  - HOA will coordinate with Linda on signage and will notify residents when parking is not allowed during the work.
- It was suggested that Cory's dirt field may be an option for parking during the project.
  - HOAServices will contact Corey regarding parking.
- It was noted that the bid includes alligator patching, removal of bad areas, and striping and painting

#### Berm on the North End of the Parking Lot:

- It was noted that the berm needs to be rebuilt to prevent water from flushing out the parking lot.
  - HOAServices Pyramid to rebuild it.

## Building Maintenance: Siding/boards

- Siding on Building 7 and 8 are coming loose
  - HOAServices will create a work order
  - It was noted that these are the two buildings that are most affected by weather.

## Roof Inspection:

- The HOA will have Robertson check the roofs for preventative maintenance due to wind damage.

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## Budget

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- A proposed monthly dues increase of \$120, effective June 1, 2025, was discussed to cover increasing maintenance and repair costs.
- The parking lot for patching and resealing will cost \$11,450.
- A one-time transfer of \$12,000 from reserves to the operating budget will cover the parking lot project.
- There will be no special assessment for 2025.
- The HOA is over the state minimum for reserves (10%).
- The new insurance number is \$10,563.
  - It was noted that Insurance costs are expected to increase by around 8% each year.

Motion to approve the budget as proposed with an increase to \$120.00 per month effective June 1, 2025.

First: Linda Schmidt

Second: Josh Steck

None Opposed.

Budget is approved.

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## Elections

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Mark S announced that the current board members will continue on the board for another 1-year term due to the lack of a quorum.

None opposed.

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## Adjournment

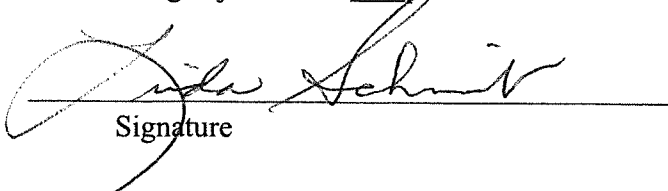
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With no further business to discuss, Mark S asked for a motion to adjourn the meeting at 3:46 pm.

Motion: Linda Schmidt

None opposed.

The meeting adjourned at 3:46pm.

  
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Signature

4/23/2026  
Date