



**Board Meeting Minutes
24 January 2025
At the Waberski Residence at Silver Star**

In Attendance:

Mike Waberski - President
Ross Foden
Loreen Ruault
Eric Dickie
Mark Chapman

Lindsay Brennan
Theresa Makelki
Sheryl Bolton
Maura McCarthy

The meeting was brought to order at 4:03 pm.

Adoption of the Agenda

MOTION: to approve the agenda as distributed with two additions. M/S/C

Minutes of the last meetings and SGM

Minutes were submitted via e-mail for the board meetings dated 27 November 2024 for adoption.

MOTION: to approve the minutes of the board meeting dated 27 November 2024 as distributed. M/S/C

Minutes were submitted via email for the AGM held on December 28, 2024. It was noted that these are the DRAFT minutes and will be posted on the website as such, and submitted for approval at the 2025 AGM.

MOTION: to approve the DRAFT minutes of the AGM dated December 28, 2024 as distributed. M/S/C
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Director's Reports:

Financial – Sheryl

The Financial Statements for the period ending December 2024, were distributed via email. Several questions were asked and answered to the Board's satisfaction. Dollars from the Bear Fund will be spent, probably in the Spring.

Sheryl advised that new documents will need to be signed for the annual Report, with the change of officers being noted.

MOTION: to approve the financial statements as distributed. M/S/C
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Member Engagement and Website – Loreen/Mike

Our Mailchimp database has grown to 559 subscribers, and there is good uptake with anywhere from 75% to 85% opens, and lots of clicks when we embed a link.

Our paid-up membership base at the time of our AGM was 660 members. There are still new community members that have not joined, and may not be aware of who we are and what we do. We have available a map that shows paid up members, and Mike will look to see if that information can be put into an Excel spreadsheet? Lyndsay offered to work with her owners, and it was suggested that a couple of community members (Elaine Gruenwald, Jennifer Martz) might be willing to help.

There was further discussion regarding the differences between the SSPOA and the SSRA, and how many homeowners are confused. As a member of our board and the board of the SSRA, Lindsay committed to speaking with Cassandra so that we can work together, but also felt that it wouldn't be a priority for Cassandra in light of upcoming SSRA events. It was felt that the message should go out from the SSRA, as their data base is much larger than that of the SSPOA.

There was a short discussion regarding the AGM attendance, and that the disappointing number of no-shows serve to raise the costs of photocopying, etc. substantially.

Website update – Mike, Ross, Maura, Sheryl, and Loreen met with Candace prior to the meeting to go over the various changes to emails, recipients, etc., and instruct Candace on what could be expected for her admin role. The board will retain editorial content for everything, and going forward Candace will monitor all emails, deal with admin issues, etc. with the support of the applicable director.

Loreen will send an email to remind those owners whose membership has expired, to go to the website to renew.

Microsoft License – a group license has been purchased by the SSPOA so that communications and projects can all be worked on from the same platform.

Utility Services – Mike

Silverhawk Sale to the RDNO

The Silverhawk file is effectively in a holding pattern awaiting the outcome of a deal between RDNO and Silverhawk or a declaration from either/both parties that a deal cannot be reached. Given the changes in Provincial Government portfolios after the recent elections, letters have been written to

appropriate ministers requesting that their staff refresh new ministers with this long outstanding issue. Mike and Ross met with our MLA to further the cause with a view to seeking a meeting at ministerial level.

Safe Communities – Maura, Mike

Fire department issues

- The Deputy Fire Chief has resigned, and the RDNO Fire Training Coordinator has been hired to replace the outgoing Martin Howells.
- Organize a meeting with Andrew Hunsberger and the SSPOA Directors to discuss SSFD Issues identified in the RDNO strategic plan.
- Organize a meeting with Nathan Betz and SSPOA Directors and FireSmart Committee to discuss his new role as FireSmart Coordinator and what value he can bring to our community through his new position

FESBC - Burning will be started shortly and be completed by Spring.

Mailbox Shelter update –

Mike is reaching out to move the Postal Code Project for Silver Star along as it is the impediment to re-organizing the mailbox shelter. The Board approved the SSPOA sharing the work we have done on the GIS Project if that would be of assistance with the Postal Code implementation. There was discussion regarding the placement of a poster on the mailbox bulletin board, stating who we are, what we do, how to contact us, etc. A volunteer is needed to prepare the poster.

2024 Annual General Meeting – As noted in the AGM minutes, we have the same slate of directors as last year, but with different end terms. It is necessary each year, to elect the directors to the various executive positions, and the result is as follows:

President – Ross Foden

Vice President – Maura McCarthy (but not heir apparent!)

Secretary – Loreen Ruault

Treasurer – Sheryl Bolton

Utilities Committee – Mike Waberski

Ross thanked the office holders for continuing in their roles to aid the transition of the presidency and to ensure stability going forward. Ross reiterated that Maura agreed to be Vice President on the clear understanding that under no circumstances should she be viewed as heir apparent, either by expiry of term or by any unplanned departure of the current president. This was acknowledged and understood by the Board and the current President.

As President for the upcoming year, Ross Foden posed several questions about going forward in 2025, and asked the directors to give it thought for discussion at the next board meeting.

- How do we redefine ourselves going forward now that StarGas is completed and we are in a holding pattern with Silverhawk?

- How do we (directors) replace ourselves going forward? Think about the succession plan, and possibly move people through committee to the board as we look at new projects

Next Meeting – will be determined as business dictates.

Adjournment – 5:16 pm