

Town Homes at Red Rocks Meadows

Board of Directors Meeting Minutes

Date: November 8, 2025

Time: 10:00 AM

Attendance:

Michael Prunty

Adrienne Prunty

Paul Davidson

Absent: Amber Watkins

Absent: John Rankin

Absent: Tharen Leesch

Meeting called to order: 9:57AM

New Business

President's Report

Short and LongTerm Rentals: Neighboring communities require both owners and renters to sign agreements acknowledging joint responsibility. The Board discussed revisiting quorum requirements and the possibility of similar policies. Motion made and approved to table this discussion until the next meeting.

Violation VIO25-018 (Landscape, Level 1 Courtesy Notice Level 2 (Fine), suspended pursuant to updated MOA.

Vice President's Report

Fall Lawn and Sprinkler Maintenance advised that it has been completed as of this date.

Treasurer's Report

Delinquent Accounts:

VIO25-003: Annual dues paid; late fee pending.

VIO25-023: Non-payment; late fee paid/closed.

NEW resident homeowner, 6928 Dunsmore Rd, ACH Application and Owner Profile submitted.

Parking on a Sidewalk discussion suggested that it is an issue which affects our neighborhood pedestrian traffic and impacts the ability of our Maintenance Service provider to perform snow removal responsibilities. Parking on the sidewalk is in Violation of municipal code RC Ord 10.40.020 General Prohibitions, Sect A,(7) and SD Codified Laws 32-30-6.1,Places where stopping prohibited, article (2). Recommendation for placement in the Minutes and further post to the web site From the President section.

Annual Treasurer Report will be submitted for BOD review and acceptance towards the end of calendar year 2025.

Secretary's Report

The meeting Minutes dtd 09/13/2025 have been reviewed and approved; whereas, make a Motion dtd 10/04/25 to accept/approve the attached email Minutes. Adrienne Prunty has reviewed and second the Motion to accept/approve. Request all those in favor to accept/approve acknowledge in an email response. Please respond and the then the Minutes will be forwarded to post on the web site. Motion carried.

Old Business

Short/Long term rentals discussion Motion to table for further review and discussion.

Open Forum

Suggestion to consider next year 2026 Annual Meeting, to be held on the second or third Saturday in May, in order to attempt to increase participation. The refreshments might include bagels and cream cheese with coffee, since there would be a proposed 9:30 am 'meet and greet' with a 10:00 am meeting start time. This is a opportunity to invite and secure a guest speaker of interest to the community. This matter shall be discussed by the full BOD at the next meeting.

Next Meeting: January 10, 2026, at 10:00 AM, hosted at the Davidson residence.

Adjournment: Motion to adjourn was made and seconded. Meeting adjourned at 10:32 AM.