



Board Of Directors Meeting

Tuesday, July 9th, 2024, at 4:00pm MST

Microsoft Teams Conference Call

Board Members

Susan George -President
Linda Addison -Secretary/Treasurer
Rachael Wymer -Vice President
Robert Freidman -Director

Owners Present

Ona Marshall
Gerald Reisman

Others Present

Alexander Yeiser – The Romero Group

Agenda

1. Call to Order – Establish Quorum

Mr. Yeiser calls the meeting to order at 4:02pm MST.

2. Approval of Board Meeting Minutes from June 25th, 2024

Ms. George motions to approve the board meeting minutes from June 25th, 2024: Ms. Addison second the motion. The motion passed unanimously at 4:03pm MST.

3. Board of Directors Election

Mr. Yeiser calls for any outstanding ballots to be submitted for the election of the vacant board of director seat. No outstanding ballots were received.

Mr. Yeiser states that Ms. Gena Buhler has been elected to the board of directors via majority vote.



4. Landscaping Committee Discussion

The board and owners engage in discussion regarding the creation of Shadowrock Townhomes Landscaping Committee including the following topics:

- i. Membership terms
- ii. Committee recommendations and authority
- iii. Owner Complaint Submissions
- iv. Volunteers
 - a. John Lasalle
 - b. Robert Friedman
 - c. Joanne Applebaum
 - d. Ona Marshall
 - e. Ernest Marshall

5. Stop sign discussion

Mr. Yeiser and the board engage in a brief discussion regarding additional stop signs including the following topics:

- i. Conditions provided by county
- ii. Meeting date with Crawford Properties for approval on 7/15/2024

6. Issue reporting

Mr. Yeiser presents the 90-day issue trend report.

- a. Trend report
 - i. Most common issues reported
 - ii. Completed tasks
 - iii. Remaining open work orders

7. Owner Comments on Non-Agenda Items (Limit 3 Minutes)

The board and owners engaged in a brief discussion regarding the following topics.

- i. Developer Responsibility for repairs on Overlook Ridge
- ii. Letter to developer regarding list of demands for repairs.

8. Executive Session (If Needed)

No executive session was needed.



9. Adjournment

Mr. Yeiser adjourned the meeting at 6:05pm MST.

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