

## **MOUNTAIN RANCH ESTATES HOMEOWNERS ASSOCIATION**

### **Annual Meeting Minutes**

---

Date: December 15, 2025

Time: 7:00 pm

Location: Trailside Elementary School

#### **1. Call to Order**

The Annual Meeting was called to order at 7:20 pm.

Attendance: 20 properties present, 9 proxies.

Quorum established with 29 properties represented.

Board Attendance: Dorota Gosztyla.

Management Attendance: Marc Davis, Sarah Anderson, Rufus Frost.

#### **2. Welcome and Introductions**

Marc Davis welcomed attendees and facilitated introductions.

#### **3. Review and Approval of Prior Meeting Minutes**

The 2024 Annual Meeting Minutes were approved unanimously following a motion and a second.

#### **4. Financial Report**

Sea to Ski presented the financial report, including a board-approved budget and increase 1% dues increase (\$10 per lot per year). Sea to Ski answered questions from the community.

#### **5. Board Member Elections**

Two open board positions were discussed. Garth Reucassel volunteered and was unanimously approved for a one-year term.

#### **6. Property Report**

Updates included tree wrappings, painted entrance signage, spillway excavation, weed abatement, and holiday decorations.

#### **7. Trails and Open Space**

Erosion in the open space between Mountain Ranch Drive was discussed.

#### **8. Other Business**

Traffic calming, sidewalk snow removal responsibilities, and community legal concerns were discussed.

#### **9. Adjournment**

Meeting adjourned at 7:57 pm.