

River Place Residential Community Association, Inc.
Meeting Minutes
October 28, 2020 6:00 P.M.

Date: Tuesday November 24, 2020

Place: Conference Call

Meeting call to order: 6:06pm

Attendance: Randall Jaimeson, Bob Almand, Gavin McBryde, Ivar Rachkind, Tim Mattox, David Vogdes, John Gillis, Jennifer Mushtaler & on behalf of CMA Amber Reyes and Peggy Kuhns

Executive Session:

The board discussed the annual meeting on December 2, 2020 .

The board requested a sign be made by CMA for the areas behind Treasure Island that is HOA land to help alleviate the tree trimming that has taken place by homeowners.

Open Session

1. Call to order at 6:53 pm by Tim
2. Ivar motioned to approve the September Meeting Minutes, second motion from Gavin, motion carried unanimously.
3. Financial review presented – Ivar explains we have a surplus on income and are running ahead of budget on expenses due to lack of activities during COVID. He also discussed the annual audit and that his appointment with the third-party accountant confirmed that River Place HOA accounting is in good standing, and that as the board treasurer he was comfortable accepting the 2020 audit as presented.
4. The board requested that the link to the meetings be posted on the front page of the website.
5. Fire Wise Committee Report given by Randall
6. The BOD reviewed the proposal for Christmas lights and approved it, pending that Joanne Hargraves be consulted for final approval since she was absent this month.
7. Bob Almand discusses Short Term Rentals. He is going to follow up with some changes to the document he presented to be more defined.
8. The 2021 budget was presented. Ivar explained that an increase was not recommended in 2021, but would more than likely happen in 2022. Ivar motioned to approve the budget as presented, Randall seconds. Motion carried by unanimous consent.
9. The power washing proposals were reviewed by the board. A motion was carried to approve the proposal for repairs and power washing to the fence by Interstate Restoration.
10. Adjournment: Motion taken by Bob second by Ivar Meeting adjourned at 7:39 PM