

River Place Residential Community Association, Inc.

**Tuesday, October 26, 2021
River Place Country Club – Conference Room
4207 River Place Blvd.**

The meeting was called to order at 5:40 p.m. by David Vogdes. Board members in attendance were: Tim Mattox, Ivar Rachkind, John Gillis, Bob Almand, Randall Jaimeson and JoAnn Hargraves. Mark Haggberg with CMA was present.

Action from Executive Session:

- The Board requested that CMA follow up with the attorneys on the fence Crete question, the Short-Term Rental Letter and the fence letter. Clint Jones to handle the Fence Opinion. Connie to handle all 3 opinions.

Open Session – Entered open session at 6:31 p.m.

Homeowner Forum:

Topics brought before the board from owners who were present include:

- Common area lands off of Big View not being maintained by Landscape Vendor Manager to meet with landscaper. Need new landscape map. Pointed out areas of concern
- Landscape concerns of common areas
Manager to meet with landscaper

Attorney Review

A motion was made and seconded to allow the Manager to get an opinion on the River Place Fence, the fence document, the short-term rental document. The Motion Carried Unanimously

Financial Review:

Ivar submitted the financial review and discussed preparation of 2022 budget

A motion was made by Ivar Rachkind and seconded by Tim Mattox to approve the 2022 Budget with a \$35.00 increase. The motion carried unanimously.

New Business:

- The Board asked the Manager to pinpoint who is up for reelection.
- Board to set up nomination committee
- Ivar to be sent AP registry monthly with info on Maintenance costs
- Check and make sure night drives are being done
- Manager to meet with Sheriff, lower costs and get details.
- Next Meetings:
 - Regular Board Meeting – November 17, 2021 at 4 p.m.
 - 2021 Annual Meeting – November 17, 2021 at 6:30 p.m.

Adjournment – Meeting was adjourned at 7:45 p.m.