

River Crossing Homeowners' Association

March 17, 2022
BOARD MEETING MINUTES

The RCHOA Board of Directors quarterly meeting was called to order at 8:03 pm. The meeting was held virtually. All members were present.

2022 BOARD OF DIRECTOR ELECTIONS

The following were unanimously elected to serve as Board officers for 2022:

- President – Mike Shelford
- Vice President – John Fiebelkorn
- Secretary – Cheryl Milloy
- Treasurer – Fred Row

Stephanie Bevans, Paul Dias, and Herb Wallen will serve as Directors at Large in 2022.

FOLLOW-UP ON YARD SIGN AMENDMENT VOTE

Mike Shelford read the response from the RCHOA attorney regarding follow-up questions from the Board on the yard sign amendment vote. According to the RCHOA attorney, the amendment would need at least 51% of homeowners to vote in favor of the amendment in order for it to pass. Shelford will go back to the attorney again to ask if the process needs to be started over, or if the votes taken at the Annual Meeting still count and voting would just need to be opened for those who did not vote at the time of the meeting. Per the attorney, any action that can take place at a meeting can also be done in writing.

There was discussion as to whether or not the amendment should be revised to consider additional types of signs. The Board decided to keep the amendment as written and consider the attorney's response as to how a vote would need to be conducted moving forward.

MEETING MINUTES

The minutes from the March 1 Annual Meeting were approved.

ENTRY CIRCLE

Fred Row shared options for replacing the metal letters on the entry sign. The Board agreed it preferred aluminum letters versus acrylic. There was discussion as to the best font and color for the letters. Row will go back to the sign company for another estimate with additional color and font options for final approval by the Board.

Mike Shelford suggested the work on the entry lights be held off to prioritize other work to be done in 2022. It was suggested the bulbs could be coated to emulate the look of lower voltage bulbs. John Fiebelkorn and Fred Row will explore that option.

PARK SIGN AND FENCE

John Fiebelkorn is working to repair the park sign, whose base had rotted, and which had been defaced with graffiti. He is also working with Landscape Committee Chair Ron Vivion to review options for replacing the rotting wooden fence on the north side of the park. They recommended that along with replacing the fence, that the arborvitae currently planted in front of the fence be removed. Fiebelkorn will obtain estimates for the fence replacement and share them with the Board for review and approval.

2022 LANDSCAPE CONTRACT

John Fiebelkorn is the liaison to the Landscape Committee and is collaborating with them to review what should be included in the 2022 landscape contract. Additional projects may include work around the pond

area. Mike Shelford stated that if the Board wants to put the contract out for bid, it will need an RFP with a list of items to be done to properly maintain RCHOA-owned property. He asked for volunteers to assist with the RFP. Paul Dias and Herb Wallen volunteered to help with this project. Finally, the Board discussed surfaces that may need to be pressure-washed and how to have that done.

TREASURER'S REPORT

Treasurer Fred Row had sent out a corrected 2021 year-end financial report to the Board prior to the meeting. The Board voted unanimously to approve the 2021 financial report. Final 2021 revenues were \$68,078.96 and expenses were \$69,212.18, for a budget shortfall of \$1,133.22.

Row stated all homeowners had paid their 2022 dues. According to current calculations the RCHOA has a savings balance of \$96,630.64 and a checking balance of \$15,888.41. Finally, Row pointed out in the 2022 financials that there was an invoice paid in the amount of \$4,560 for greenbelt tree work. This work was performed in 2021, but not invoiced until February 2022.

ADDITIONAL ITEMS

Fred Row will update the roster with information on new homeowners.

With no further business, the meeting was adjourned at 9:49 pm.

Prepared and submitted by,

Cheryl Milloy
Secretary to the Board