

River Crossing Homeowners' Association

January 26, 2021
BOARD MEETING MINUTES

The RCHOA Board of Directors quarterly meeting was called to order at 8:11 pm. The meeting was held virtually, and all members were present. Landscape Committee Chair Fred Row attended as a guest.

ANNUAL MEETING

The annual meeting documents (invitation, proxy, financial reports) have been drafted for the meeting to be held via Zoom on February 17. Herb Wallen will send out the invitation and proxy to the Board for a final review. Once finalized, the documents will be sent to the membership along with the Zoom meeting link. A reminder and login instructions will be sent on a date closer to the meeting. Mike Shelford, Cheryl Milloy and Herb Wallen will communicate prior to the meeting regarding the login procedure and how to confirm that there is a quorum. Herb will send the latest roster to the Board ahead of the meeting for recording proxies and meeting attendance.

ENTRY CIRCLE

Roy Cats updated the Board on the insurance claims and plans for repairs to the entry circle. He confirmed the matching stones are no longer available to repair the damaged wall. Thus, the wall will have to be rebuilt rather than repaired. A bid for the work has been prepared and submitted to the responsible insurance company. A final design for the entry circle is expected by the end of the week, to include repairs to the irrigation system and lighting. Mike Shelford proposed the Board present the design to the membership at the annual meeting. Homeowners will be reminded that the work will be paid for by the insurance reimbursement, at no additional cost to the HOA. Fred Row will contact the landscape company to obtain final design drawings and photos and will send these to the Board and Landscape Committee for review before anything is presented to the membership.

INSURANCE UMBRELLA POLICY

It had been proposed that the HOA reduce its insurance umbrella policy coverage maximum from \$10 million to \$5 million. This reduction would save the HOA \$600 per year in premiums. The Board unanimously approved this change for 2021. Next year the HOA will request bids for coverage at \$1 million, \$2 million, and \$5 million and make an assessment as to the appropriate level going forward.

TREASURER UPDATE

Treasurer Herb Wallen reported that over half of the 2021 HOA annual dues have already been paid. Only approximately \$17 K in accounts receivable are yet to be collected.

FEBRUARY 10 HEARING FOR NEW DEVELOPMENT SITE PLAN

Mike Shelford and Fred Row plan to attend the (virtual) hearing regarding the site plan for a new development adjacent to the neighborhood. According to the HOA attorney, the city is requiring the developer to build an underground water retention vault. The HOA has not been contacted about an easement. Notice of this hearing had been sent out to homeowners earlier this month. Another reminder will be sent out by February 8 to include additional site plan information provided by Snohomish County.

With no further business, the meeting was adjourned at 9:06 pm.

Prepared and submitted by,

Cheryl Milloy
Secretary to the Board