

## **River Crossing Homeowners' Association**

March 26, 2019  
BOARD MEETING MINUTES

The RCHOA Board of Directors meeting was called to order at 8:29 pm. Micheal Shelford, Roy Cats and Cheryl Milloy were present. Herb Wallen and Paul Dias were absent.

### 2018 FINANCIALS

Micheal Shelford presented the 2018 Income Statement and end of year Balance Sheet prepared by the Treasurer. The 2018 budget was \$38,900.00. Expenses were below budget at \$33,699.16, mainly due to lower costs than anticipated for tree removal and repairs/maintenance in 2018 as well as no expenditures for information technology and member relations. Revenues were higher than expected at \$40,232.83, mainly due to the collection of transfer fees on home sales and fines for dues collection.

### 2019 BUDGET

The Board reviewed the proposed budget for 2019. The proposed budget included the recommendation that dues remain the same amount at \$400 for 2019. Micheal Shelford made a motion to approve the 2019 budget. Cheryl Milloy seconded the motion and it passed unanimously.

A question was raised regarding the transfer fees and whether with the rising value of homes in the neighborhood, this fee structure should be raised in 2019. The Board will discuss this further at its next meeting.

### 2019 HOMEOWNER DUES

With the budget approved, Herb Wallen will send out the notices to homeowners as soon as possible.

### 2019 ANNUAL MEETING

May 8, 2019 was proposed as a possible date for the annual meeting. Micheal Shelford will confirm this date with the two absent board members and reserve space at Mill Creek City Hall.

### SNOW REMOVAL

During the February snowstorm, Micheal Shelford received several inquiries regarding snow removal for 3<sup>rd</sup> Drive SE. The Board discussed this idea and decided it would not be feasible for the HOA to manage snow removal due to liability issues and city approval for plowing city roads.

### IT AND WEBSITE

Questions regarding how to manage the HOA website and keep it up to date continue. Micheal Shelford will gather information regarding the current website host and the Board will seek a consultant to manage the website moving forward.

With no further business, the meeting was adjourned at 9:09 pm.

Prepared and submitted by,

Cheryl Milloy  
Secretary to the Board