

**RIVERMONT PROPERTY OWNERS ASSOCIATION
BOARD MEETING
April 13, 2016**

MINUTES

ATTENDANCE

	ATTENDING	ABSENT W/ NOTICE	ABSENT W/O NOTICE		ATTENDING	ABSENT W/ NOTICE	ABSENT W/O NOTICE
Robert May, Pres	X			Jerry Smitha, VP			X
Geri Ray, Sec	X			David McCaffery, Treas	X		
Ezra Bunnell	X			Jeff Stief			X
Dave Thomasson	X						

OTHERS ATTENDING

NAME	ROLE
Lorelei Mayer	Property Manager

Meeting was **CALLED TO ORDER** at 7:02 PM by President Bobby May.

MINUTES of the previous meeting will be presented next month.

FINANCIAL REPORT was reviewed by David McCaffery. Line 57 reflects the reduction of the approximate \$29,000 for River Park expenses due to last year's floods. The expense needs to also be reflected on Line 24 for recordkeeping. The financial report was approved.

STANDING COMMITTEE REPORTS

Plans, Zoning and Restrictions Committee: Lorelei Mayer noted there is a set of plans to be reviewed by the committee after the board meeting. An interested buyer wants to purchase a lot and put a "barn-omenium" on it. Possible design plans were passed around. The board asked Mrs. Mayer to inform the potential purchaser that any structures must meet the deed restrictions.

Bylaws/Legal Committee: Won recent judgement, but didn't get fees, etc. rewarded. Mrs. Mayer contacted our court attorney who recommended we appeal to county court. Dave Thomasson made a motion to follow the alternative recommendation made by our attorney; Ezra Bunnell seconded; all approved.

AD HOC COMMITTEES REPORTS

Long Term Capital Improvement Committee: Bid for splash pad and moving the current pump house is \$73,540. Playground structures for the Pavilion Park bids have been narrowed down to 3 companies. Prices cover basic install, install without ground filler, and full install with ground filler. Basic install prices range from \$7,500 to \$11,500; install without filler from \$14,119 to \$20,825, and full install with filler at \$17,900 to \$14,814.

Dave Thomasson made a motion to purchase the Little Tykes #QU065734 structure at the full install rate. The motion was set not to exceed \$29,000; Geri Ray seconded and all approved.

Geri Ray recommended putting together a package for the annual membership mailing to inform membership of option to build splash pad and allow them to vote. Will inform membership of new play structure and damage needed to be repaired to ponds at the Pavilion Park.

Will seek engineer analysis of work needed and any costs incurred will be handled by the board via email.

Bobby May brought a draft design idea of an open pavilion to be built at the River Park. Possible design would be pavilion at street level with three steps down to a large deck.

Deed Restrictions Review: Geri Ray reported on committee's first meeting, meeting frequency, leadership, etc. Tony Pena is taking the chair position.

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NEW BUSINESS

David McCaffery noted he went down to River Park and found gate open while teams were having ball practice. He informed them of needing to lock and manage the gates.

Security company provided some signs; will get a few more to post at least two (2) per park.

Board Membership: Bobby May and David McCaffery have terms ending; both are planning to run again. Member Jerry Smitha is not planning to run again. One property owner has submitted his notice of interest and plans to attend.

ADJOURNMENT

There being no further questions or business the meeting was adjourned at 8:18 PM.

Respectfully submitted,

Geri B. Ray
Secretary