

River Watch Homeowners Association of Hillsborough Inc.
Board of Directors Monthly Meeting
Beef O'Brady's
4330 Bell Shoals Road, Valrico, FL 33596
February 15, 2017

Call to Order

Quorum Call, Notice of Meeting:

Margaret C., Interim President called the meeting to order at 7:04PM.

Directors present were:

Margaret Cabral

James Pulkowski - Absent

Susan Flynn

Judy Serra

Kathy Snyderwine - Homeowner

Committee Members in attendance were:

George Cabral

Denise Akers – ACC

Kara Rutherford, Welcome – Absent

Carol Livingston, Landscape – Absent

Judy Serra, Website

Also in attendance was:

Jon Grass GPI

Review and Adoption of Minutes

Motion made by Susan F. 1st and Margaret C. 2nd to accept the amended minutes from the January 2017 meeting. Motion carried unanimously.

Reports:

ACC: Denise Akers

The following requests were submitted and approved:

- 12511 Riverglen Dr. – re roof
- 12614 River Birch Dr. – re roof

Motion made by Susan F. 1st and Margaret C. 2nd to accept ACC recommendations. Motion carried unanimously.

Request from a resident to install a trampoline in their backyard. ACC discussed was it falls under the Playground Addendum. GPI will con-

tact the homeowner to inform them to put in a formal request for the trampoline.

ACC via website received a request from homeowner asking for information about painting of his house by the former owner. Specifically, what was approved and when it was approved. GPI will contact the homeowner to let them know that the information is not available but they can use the current paint palette to find something similar.

Welcome Committee: Margaret C. for Kara Livingston

Welcome packets were delivered to the following new homeowners:

- 12511 River Birch Dr.
- 12526 River Birch Dr.
- 9620 Birnamwood Dr.

Landscape Committee: Margaret C. for Carol Livingston

Aaron Frazier from BrightView will arrange for the plants in front of the sign be trimmed.

Website Committee: Judy Serra

Revised ACC Form has uploaded as pdf to the River Watch website. Meeting minutes from January have also been posted.

Violations:

Board approved sending attorney letter on all 2nd violation notices, with the exception of lawns, due to the time of year.

Management Report:

Motion made by Margaret C. 1ST and Judy S. 2nd to accept the proposal from Sierra Construction to repair the sidewalks at a cost of \$6,300. Motion carried unanimously.

Motion made by Judy S. 1st and Margaret C. 2nd to move the light where the tree was removed to the end near Clover Glen. Motion carried unanimously.

Old Business:

Motion made by Margaret C. 1st and Susan F. 2nd to table the appointment of the new Board member. Motion carried unanimously.

Motion made by Margaret C. 1st and Judy S. 2nd to table the assigning of new individual gate codes. Motion carried unanimously.

New Business:

Motion made by Margaret C. 1st and Judy S. 2nd to write off any small balance of \$10 or less. Motion carried unanimously.

Motion made by Margaret C. 1st and Susan F. 2nd to accept the proposal to replace the plexiglass at the front entrance sign in the amount of \$200. Motion carried unanimously.

Regarding the fence repair at 9409 Clover Glen...GPI will contact the attorney to determine ownership of the fence so course of action can be decided.

Homeowner Concerns:

Homeowner requests the community yard sale to be held in March or April. Homeowner and GPI have agreed to post the notice in the local paper and They Flyer, in addition to posting the signs at the entrance the morning of the sale.

Motion made by Judy S. 1st and Margaret C. 2nd to have the community yard sale the first Saturday of April and October each year for consistency.

Determination of the Next Meeting:

The next monthly meeting will be held on March 15, 2017 at Beef O'Brady's on Bell Shoals Road. ACC meets at 6:15PM and Board meets at 7PM.

Adjournment:

Motion made by Margaret C. 1st and Susan F. 2nd to adjourn by unanimous vote at 8:35PM.

Approved by: _____



Date: _____

3-15-19

Judy Serra
River Watch Board Secretary