

RIVER WATCH

HOMEOWNERS ASSOCIATION, INC.

Board of Directors Meeting July 15, 2020 Meeting Minutes (Zoom)

Call to Order-Certifying of Quorum

Margaret Cabral called the meeting to order at 7:15p.m. Board members Cosmin Achim, Becky Clemments and Michael Dunn were also present, therefore a quorum was established. The board verified timely meeting notice. Jennifer Conti represented McNeil Management.

Approval of Meeting Minutes: Board reviewed previous meeting minutes.

On Motion: Duly made by Michael Dunn, second Cosmin Achim and carried unanimously.)

Resolve: To waive reading and approve the meeting minutes.

Committee Report: Margaret Cabral requested that each board member provide a short article to add to the community newsletter. Becky Clemments, chair of the Welcome Committee, presented some ideas to the board regarding items that would be presented to new owners.

Violation Enforcement: Board reviewed the attorney reports and determined appropriate actions on violation enforcement matters. Margaret will update attorney.

Board requested the survey team to go back to the normal violation process after giving owner's some time to adjust to the effects they might have encountered with COVID 19.

On Motion: Duly made by Becky Clemments, second Michael Dunn and carried unanimously.

Resolve: To proceed with the normal violation process and attorney enforcement action.

Management Reports: Manager reviewed management reports and answered questions from the board.

ARC Committee Members: Board discussed the recent changes regarding members on the ACC Committee. Currently there are five members. Cosmin Achim agreed to act as the Chairman for the committee.

Street Repair on Riverglen/Riverbirch Drive: Board discussed concerns regarding the roadway depression at Riverglen and Riverbirch Drive. Cosmin Achim will do further research for the underground piping and update the board with suggestions on how best to move forward in rectifying the issue.

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Jasmine Groundcover Proposal: Board reviewed the proposal from Brightview Landscape Service to replace the declining Jasmine at the front entrance. Board agreed to table proposal until a soil sample is done to determine why the jasmine keeps declining.

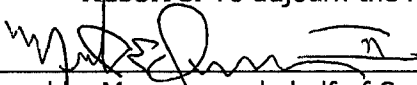
Mulch at Front Entrance: Board reviewed the proposal from Brightview Landscape Service for mulch throughout the entrance at River Watch. Board requested additional bids for review at their next meeting.

Community Entry Gate: Board requested manager to obtain bids for repainting the community entry gate.

Adjournment

On Motion: Duly made by Becky Clemments second by Michael Dunn and carried unanimously.

Resolve: To adjourn the meeting at 8:35 p.m.



Prepared by Manager on behalf of Secretary