

RIVER WATCH

HOMEOWNERS ASSOCIATION, INC.

Board of Directors Meeting October 21, 2020 Meeting Minutes (via Zoom)

Call to Order-Certifying of Quorum

Margaret Cabral called the meeting to order at 7:05 p.m. Board members Cosmin Achim, Becky Clemments, Michael Dunn and James Pulkowski 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 Becky Clemments, second James Pulkowski and carried unanimously.

Resolve: To waive reading and approve the meeting minutes as presented.

Committee Reports

Architectural Committee: Board discussed and reviewed Architectural Applications submitted by owners.

On Motion: Duly made by Becky Clemments, second Cosmin Achim and carried unanimously.

Resolve: To approve all applications reviewed and approved by committee members.

Welcome Committee: The welcome committee continues to prepare welcome baskets and distributes them to new residents. If the owner is unavailable, the committee will leave contact information.

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

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

Proposed 2021 Budget: James Pulkowski presented the 2021 Budget and answered questions from the board.

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

Resolve: To approve the 2021 Budget with the annual assessment at \$720.

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2021 Annual Meeting: Board scheduled the Annual Meeting to take place as a virtual meeting on February 17th at 7:00pm.

Road Repair: Margaret Cabral gave an update on the road repair and storm drains. Margaret has met with multiple vendors and the board is in the process of obtaining bids. Once received, they will review and discuss with Riverglen HOA on how best to proceed.


Website Update: Margaret Cabral continues to work with the webmaster on the website. Hoping to go live by the end of the month.

Traffic Jurisdiction: - Speed Mitigation – Board discussed various options regarding speeding throughout the community. Mike Dunn shared some ideas to install speed boxes throughout community, as well as decreasing the speed limit signs from 25 MPH to 15 MPH.

Adjournment

On Motion: Duly made by Becky Clemments second by Cosmin Achim and carried unanimously.

Resolve: To adjourn the meeting at 8:45 p.m.



Prepared by Manager on behalf of Secretary