

RIVER WATCH

HOMEOWNERS ASSOCIATION, INC.

Board of Directors Meeting

May 20, 2026

7:00pm

Meeting Minutes

Riverview Library

Call to Order-Certifying of Quorum

The board meeting was called to order at 7:00 p.m. Board members Kathy Hofstad, Rick Robson, Tim Tuttle and Larry Ward were present; therefore, a quorum was established. Jennifer Conti represented McNeil Management.

Approval of Meeting Minutes: Board reviewed previous meeting minutes.

On Motion: Duly made by Larry Ward, seconded by Tim Tuttle and carried unanimously.

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

Proposed Amendments: The proposed tree amendment did not pass. The Board did not receive approval from two-thirds of the Association membership as required by the River Watch Bylaws.

Architectural Committee: Board discussed and reviewed architectural applications submitted by owners. The Committee is actively seeking volunteers to serve on the Committee.

Infrastructure – Gate System: The board discussed proposals for the system conversion and agreed to install a new Cellgate Watchman 480 Phone Entry Unit. Owners will have the option of placing an RFID tag on their vehicles to replace the gate decals currently in use. Existing remotes will continue to work with the new system. The board will provide a letter to all owners regarding this change.

On Motion: Duly made by Rick Robson, seconded by Larry Ward, and carried unanimously.

Resolve: To approve the proposal from American Access for the installation for the Cellgate Watchman 480 Phone Entry Unit.

Adjournment

On Motion: Duly made by Kathy Hofstad seconded by Rick Robson and carried unanimously.

Resolve: To adjourn the meeting at 8:25 p.m.

Kathy Hofstad 6-17-26
Prepared by Manager on behalf of Secretary

River Watch President