



The Riverside HOA Board Meeting Minutes 25 July 2023

The Riverside HOA General Meeting was held at Elizabeth Hedelstohn's home on Carrigan Blvd. Treasurer Chris Moletz called the meeting to order at 6:32 PM. Quorum was met. A complete list of attendees can be found at the end of this document.

Old Business

General Meeting Minutes

Annie Butler provided minutes from the 26 June general meeting. Minutes were approved with one amendment. These will be updated and shared to the board via email.

Dues

As of the meeting, 26 out of 93 homes had paid the 2023-24 association dues. An email was sent to all (who have provided email addresses) with a reminder of the 31 July due date.

New Business

Street Parking Discussion

It was decided that a notice should be shared to all homeowners reminding of deeds and restrictions that state street parking should be avoided when possible. This is to promote road safety for all in the neighborhood.

By Laws Update

It is apparent the RHOA by laws need an update. Once a draft has been finalized and approved by the board, full approval requires a vote of the general membership. Items of to review for update:

- General Meetings: reduce to one required per year
- Update how meeting notices are posted
- Short term rental information - this is for review and discussion amongst the board
- Late fee date amendment - consider shortening due payment from 60 days to 30 days before late fees begin accruing

Communication

It was decided that What's App is best for board members to communicate quickly and efficiently. Zoho Mail and Workdrive are best for record keeping and will continue as the main communication and documentation channel for the RHOA board.

Signage

- No soliciting signs are needed for both the main and south entrances to the community. Annie Butler ordered four signs to place on the walls at each entrance. Hopefully this will slow the influx of solar solicitors in the neighborhood.
- Main entrance signage needs updating. It is currently painted on the walls and fading. The board will look into replacing with a permanent metal or other material sign.

Exterior Wall

It was decided that the homeowner with a hole in their exterior wall will receive a letter asking them to repair it. Homeowners along the exterior wall are required to keep up maintenance.

Solar Light Pole

The light pole located at the south entrance needs to be repainted. John Rodriguez will have the contracted wall painter repaint to prevent rust.

Election for Board Positions

President: Jacob Speicher volunteered for this position. A motion was made by Annie Butler and seconded by Jim Cottrell. He was unanimously approved.

Vice President: John Rodriguez volunteered for this position. A motion was made by Chad Bruce and seconded by Jim Cottrell. He was unanimously approved.

Treasurer: Chris Moletz volunteered to remain in this position. A motion was made by Annie Butler and seconded by Chad Bruce. He was unanimously approved.

Secretary: Annie Butler volunteered to remain in this position. A motion was made by Jim Cottrell and seconded by Jacob Speicher. She was unanimously approved.

Directors at Large: Elizabeth Hedleston, Chad Bruce, Rodrick Newlon, and Jim Cottrell

The next board meeting is scheduled for 26 September at 7:30 PM. It will again be held at Elizabeth Hedleston's home. The meeting was called for adjournment at 7:38 PM (motioned by Chris Moletz, seconded by Jim Cottrell).

Board Attendees:

Jacob Speicher (Pres)
John Rodriguez (Vice Pres)
Annie Butler (Sec)
Chris Moletz (Treas)
Jim Cottrell
Elizabeth Hedleston
Chad Bruce

Absent:

Rodrick Newlon

Annie Butler

Recording Secretary