



The Riverside HOA Board Meeting Minutes

March 19, 2024

1155 Carrigan Blvd., Merritt Island, FL

In attendance:

President, Jay Speicher

Vice President, John Rodriquez

Treasurer, Chris Moletz

Secretary, Julie Howard

Members at Large:

Jim Cottrell

Liz Hedleston

Hank Speicher

Not Present:

Chad Bruce

Hank Speicher

Quorum present.

Call to order: Meeting was called to order at 7:12pm by President Jay Speicher

President Speicher announced he must step down from his position as President of the HOA due to seeking a position in a local election. He submitted a formal letter of resignation, effective immediately, March 19, 2024.

Vice President, John Rodriquez, will step in as President, effective immediately, March 19, 2024 board meeting. A discussion followed about covering the vacancy of the Vice President.

Minutes from previous board meeting on January 30, 2024 read, motion made by member Hedleston, seconded by member Cottrell, and unanimously passed.

Discussion followed by Treasurer Moletz at the possibility of having the board minutes sent through Zoho to be read, amended, and approved. He reported that board members have accounts set up in Zoho, but many members don't access the account. The general feeling is to continue the practice of reading the board minutes at the beginning of each board meeting, make necessary amendments, and vote on approval.

Treasurer Moletz's report:

Due to the increase cost of insurance, Treasurer Moletz made a motion to increase homeowner's dues to \$225 per year. President Rodriquez seconded and the motion unanimously passed.

Treasurer Moletz is continuing to gather information about updating the website with the help of one of the homeowner's. They have been in communication and will continue to be while the website undergoes changes and updates.

President Rodriguez's report:

President Rodriguez referred to member Jay Speicher for an update on reviewing language to be considered for changes in the bylaws. (refer to attachment) The board will determine how best to meet to discuss the proposed changes prior to presenting for a vote to the homeowner's at the general meeting.

The next general community meeting is Tuesday, May 21, 2024. At 6:00pm to 7:00pm. Member Hedleston has reserved the MI Presbyterian church at the corner of Cone and Tropical Trail for the meeting space. There will be a \$30 fee for rental which was unanimously approved. Secretary Howard will send out notices to the homeowner's 21 days via mail and will coordinate with Treasurer Moletz for templates and addresses.

New Business:

President Rodriguez would like to plan on getting the trees in the common areas timed prior to hurricane season. He is presently looking at 2 quotes. He will also get a quote for the mulch to be used in the common areas.

He also suggested members take a look at the condition of the solar lights at the main Barcelona entrance as he believes they will need to be replaced in the coming year.

The next canal dredging meeting is June 5th at Kiwanis Island at 6pm for those interested in attending.

Next board meeting to be determined after members meet for proposed bylaw changes.

Motion made by Treasurer Moletz to adjourn, with President Rodriguez seconding, and carried by all.

Meeting adjourned at 8:11pm

Respectfully submitted,

Julie Howard

Acting Riverside HOA Secretary

March 19, 2024

Review for language change to RHOA bylaws

RENTAL LIMITS

Homeowners shall not be permitted to rent their home out more than three times in a calendar year.

Homeowners shall not be permitted to rent their home for a term of less than three months.

YARD

All homeowners shall maintain their lawns and landscaping mowed and trimmed. Grass over eight inches tall shall be deemed unmowed and untrimmed.

After being deemed untrimmed, the homeowner shall be sent a notice of the condition with the opportunity to fix the violation within five days of the notice. If the violation is not fixed as stated previously, then the homeowner shall be (fined)(charged for HOA mowing)

WINDOWS

There shall be allowed storm protection only in the event of and during the period of time of a storm likely to cause damage to the house.

Storm protection on windows and doors facing either Alhambra Drive, Barcelona Blvd., Carrigan Blvd., or Granada Street shall be removed from the windows and doors by the end of the third weekend following a storm likely to cause damage to a house.

BOD MEETING NOTICES

The board of directors shall meet at least once each quarter. The board may also meet at the request of one of the officers. The meetings shall be open to the membership. Notices of all board meetings must be posted in a conspicuous place in the community at least 48 hours in advance of a meeting, except in an emergency. In the alternative, if notice is not posted in a conspicuous place in the community, notice of each board meeting must be posted on the neighborhood's website _____ at least 48 hours prior to the meeting. If the two proceeding methods are not used, notice of each board meeting may be mailed or delivered to each member at least 5 days before the meeting, except in an emergency.

GENERAL MEETING

The general membership shall meet at least (once a year), (June) or as called by the President and authorized by the board of directors. The May meeting of the general membership will be the annual meeting at which the member of the board of directors will be elected. Notification will be made to the membership at least 10 calendar days prior to each meeting. Proper notification may be made by telephone, written notice, electronic mail, or text message. Notices sent by electronic mail must state in the subject line: NOTICE HOA MEETING RIVERSIDE (insert date of meeting).