

# Riverhaven Homeowners Association

## Board of Directors Meeting Minutes

**Date:** May 8, 2023  
**Time:** 5:45 PM Sign In, 6:00 PM Call To Order  
**Location:** Virtual via BlueJeans

Management Representative: Araceli Navarro, Cadden Community Management

Minute Taker: Araceli Navarro, Cadden Community Management

### ROLL CALL

- Brenda Hettinger, President
- Aaron Steele, Vice President
- Colette Adams, Treasurer
- Sean Lippitt, Member at Large
- Shannon Nolen, Secretary

### CALL TO ORDER

The Board of Directors meeting was called to order at 6:00 PM.

### GUEST SPEAKER

Marcus Castle, Castle Reserve Studies

- **Motion was made, seconded and carried to deny adopting Resolution.** The Board of Directors has determined that the current use of **ALL** open common areas- specifically Parting Water Ways and Riverhaven Drive- are no longer in the best interest of the owners and occupants and that all common areas having adequate square footage, permit requirement for the City of Tucson and Pima County, be changed to a recreational use now or any time in the future. **(Hettinger/Steele)**
- **Motion was made, seconded and carried to approve** moving forward with Petition-Speed Humps through Traffic Engineering Division, Neighborhood Traffic Management Program requesting installation of speed humps on E. Paradise Falls Dr., between N. Alvernon Way and N. Columbus Blvd., to reduce vehicles speeding within our neighborhood. If Neighborhood Traffic Management Program approves speed humps, installation will be expensed 2024 Budget per 2024 Reserve Study update. **(Hettinger/Steele)**

### APPROVAL OF MEETING MINUTES

- **Motion was made, seconded and carried to approve** the March20, 2023 Board of Director's Meeting minutes. **(Hettinger/Steele)**

### REPORTS

- Presidents/Landscape Report - Brenda Hettinger

- Treasurer Report – Colette Adams

**Financial Report for the period ending February 28, 2023**

• Bank Balance .....	\$108,039.68
• Reserve Balance.....	\$180,430.65
• Pre-Paid Assessments .....	\$46,819.49
• Delinquent Assessments.....	\$5,179.49
• Unpaid Invoices .....	\$0.00

**Motion was made, seconded and carried to accept March 31, 2023 financials.  
(Adams/Hettinger)**

- Website and Homeless Camp Report – Aaron Steele
- Design Request Review – None at this time

**OLD BUSINESS** – None at this time.

**NEW BUSINESS**

- **Motion was made, seconded and carried to RATIFY** Brightview Invoice # 8314648, \$319.18 – replace lateral line off Paradise, north commons. **(Hettinger/Steele)**
- **Motion was made, seconded and carried to RATIFY** \$50.00 Invoice for masonry touch up to common wall grout joints off Paradise Falls. **(Hettinger/Steele)**

**NEXT MEETING**

The next meeting will be held on July 10, 2023 at 6:00 PM via teleconference.

**ADJOURNMENT**

With no further business to discuss, the meeting was adjourned at 6:35 PM.