

Riverhaven Homeowners Association

Board of Directors Meeting Minutes

Date: September 11, 2023
Time: 5:45 PM Sign In, 6:00 PM Call To Order
Location: Virtual via BlueJeans

CALL TO ORDER

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

ROLL CALL

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

Management Representative: Araceli Navarro, Cadden Community Management

Minute Taker: Araceli Navarro, Cadden Community Management

QUORUM

Quorum was established with all board members present.

HOMEOWNER INPUT (15 minutes, 3 minutes per owner)

APPROVAL OF MEETING MINUTES

Motion was made, seconded and carried to approve the July 10, 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 June 30, 2023

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Bank Balance	\$104,446.10
Reserve Balance	\$182,830.52
Pre-Paid Assessments	\$41,372.49
Delinquent Assessments.....	\$5,607.49
Unpaid Invoices.....	\$0.00

**Motion was made, seconded and carried to accept June & July, 2023 financials.
(Adams/Hettinger)**

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

DESIGN REQUEST REVIEW

- **Motion was made, seconded and carried to approve (3)-2** for Lot 147- Front yard Landscaping- installation of barrel cactus in pots and rip rap rock to prevent gravel from washing away.

OLD BUSINESS – None at this time.

NEW BUSINESS

- **Motion was made, seconded and carried to approve** DGL Restatement of Paint Colors for clarification.
(Hettinger/Adams)
- **Motion was made, seconded and carried to RATIFY** Brightview Invoice 8497890, \$301.16- to investigate and cap abandoned poly line at Riverhaven Dr. near River Falls Dr. **(Hettinger/Steele)**
- **Motion was made, seconded and carried to RATIFY** Branching out Tree Service three invoices: 35204- \$2,650.00, 7/17/23 storm- tree damages; 35351-\$7,675.00, 7/28/23 storm- tree damages; and 35298 \$650.00 7/28/23 storm-tree damage- totaling \$10,975.00. . **(Hettinger/Steele)**
- **Motion was made, seconded and carried to RATIFY** Canyon Fence Co. Invoice 37997, \$925.00 to repair 7/28/2023 storm damage Pebble Rapids chain link fence. **(Hettinger/Steele)**
- **Motion was made, seconded and carried to RATIFY** \$750.00 payment to Clyde Norvelle, mason to rebuild damage common wall off Surging Waters and Riverhaven Dr. resulting from 7/28/23 storm. . **(Hettinger/Lippitt)**

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- **Motion was made, seconded and carried to Ratify reimbursement to Lot 23, 8/25/2023 invoice 3146-2, \$156.88- repair (1) east side window screen, downed tree damage during 7/28/2023 storm. (Hettinger/Steele)**
- **Motion was made, seconded and carried to approve a time extension to all homeowners for removal of tree/stump and cleanup from trees downed during July 2023 storms, including the cleanup of excessive tree debris until December 31, 2023. (Hettinger/Steele)**

NEXT MEETING

The next meeting will be held on November 13, 2023 at 6:00 PM via teleconference.

ADJOURNMENT

With no further business to discuss, the meeting was adjourned at 6:39 PM.