

Riverwood Farm Community – HOA Meeting

October 20, 2014, 6:30 pm

Present:

Ted Higginbotham, Matt Cardone, Tim Griggs, Randy Young, Linda McCaleb

Automated Gate Systems Report:

- Security System Software has recently been changed to be compatible with Windows 7.
- This caused some issues with current systems.
- The phone line at the cottage gate had a blocking issue.
- Birch said that it was a problem with AT&T. AT&T said it was a problem with Birch. Wim confirmed that it wasn't a problem with the security system because he was able to run the system with a neighbors phone line.
- Wim suggests replacing security gate equipment within the near future.
- Recommends replacing with the existing system manufacturer. That way we wouldn't have to replace all 3 at the same time.
- Equipment Prices: Telephone entry and system manufacturer.
- Website should provide updates on gate closures.
- Email distribution list, based on website log in database.

Financial Report:

- Year-to-date financials were reviewed by the treasurer.
- Fire costs - \$12,700 out of pocket costs for the neighborhood. Insurance coverage is now \$4,200/yr, was previously \$3,000/yr.

Old Business:

- Recap of the FD and PD visit in August

New Business:

- Townes owner mentioned that skateboarders have been on the tennis courts.
- A question was asked regarding renters taking care of lawns.
- Welcome/Hospitality Committee? Welcome baskets, rules summary.
- Cherry trees at 400 Gladstone are dead. Can homeowner take them out? Yes.
- 504 Gladstone lot is for sale and board approves builder to buy the lot and build a new home.
- No exclusive rentals on either pool or tennis courts.
- Crack in corner of pool needs repair.
- 306 Gladstone would like to plant a tree in the common area. An ARC request must be submitted and Brickman must be contacted.
- Earthquake insurance will be priced.
- Randy Young received \$400 from playground purchaser.
- The board approved an increase in annual HOA dues starting in 2015.

Adjourn:

With no other matters to discuss before the Board, meeting adjourned at 7:45 pm.

Minutes taken by: Tim Griggs