



RiverCliff Estates Homeowner's Association
March 2021 Board Meeting Minutes March 3, 2021

Michelle Doering called the Zoom meeting to order at 7:02 pm. In attendance: All Board Members. Glenn Taylor, David Wahlstrom, Joy Beldin, Tom Dempsey, Linda Itami and Steve Alley. Linda Itami ready the Meeting Minutes from Feb 2021. Steve made a MOTION to approve. Joy 2nd APPROVED. 4 Homeowners were in attendance.

PUBLIC COMMENTS:

- Menacing behavior by the owner of 76A has been noted and reported by many Homeowners. They have been told to call 911 (emergency) or 503 283 3333 (non emergency) to report incidents.
- It was noted that the snowplow was much appreciated after our last storm. We now have a contract with Tom's employer WTC @ 160 per hr if the situation arises again.

TREASURERS REPORT:

- Tom D. went over the Month End financials.
- We will most likely go over in our Pest Budget due to moles and other critters.
- Tom reported that there is one Unit in Collection and one Unit is in the process of being Foreclosed.

CAPITAL RESERVE:

- David Wahlstrom read the Cap Reserve meeting minutes of Feb 16, 2021.
- David made a **MOTION** to accept Snug's bid of approx. \$20,255 for Vinyl Siding washing. Michelle 2nd. **APPROVED**
- A replacement Dogwood tree will be planted at Unit 83/84 Rose Parkway to replace a tree that was removed.

EXTERIOR FACILITIES/MAINTENANCE:

- Storm cleanup has been completed.

ARCHITECTURAL:

- N/A

HOSPITALITY/CLUB HOUSE:

- N/A

COMMUNITY GARDEN:

- N/A

POOL:

N/A

PESTS:

N/A

RENTAL COORDINATOR: N/A

GROUNDS:

- Joy Beldin reported that there are many trees that still need trimming.

OLD BUSINESS:

- Due to increased questionable activity in our community and on our grounds there was discussion relating to our Safety and Security Coordinator and Committee.

NEW BUSINESS:

- In our annual audit received Nov 4, 2020 by Schwindt and Co. the suggestion was made that an internal control be in place whereas a Board Member, not authorized to sign checks or have access to the bookkeeping process, review disbursements, vendors, bank statements and bookkeeping reports, etc on a monthly basis. At our Monthly Meeting all Board members review these documents as well as Homeowners in attendance. Also the bookkeeper provides reports to any member throughout the month as requested.
- Due to our procedures the Board agreed that we are currently following the procedures that were suggested by Schwindt & CO.

Meeting was adjourned at 8:22pm.

Next meeting will be held on April 7, 2021

Respectfully,

Linda Itami, Secretary