

Rivercliff Estates HOA
Monthly Board Meeting Notes
1/03/2023
Location: Clubhouse 7:00pm

Attendees: Michelle Doering, Tom Dempsey, David Wahlstrom, Eric Leach, Heidi Pearce, Jamie Embry
Committee Members: Vikki Marlow
Homeowners: none

Michelle called the meeting to order at 7:05pm.
Michelle conducted roll call.
Agenda was approved.
Michelle read the meeting notes. Notes were approved.

Public Comments: none

Financial Review: Tom reviewed December financials and end of year final budgeting details. Encouraging homeowners to pay the first week of the month to ensure that we meet payables in a timely manner.

Security: Continue to keep porch lights on. Be aware of porch pirates and trespassers.

Welcome Committee: Two homes for sale, but no new homeowners. Angela McLemore has volunteered to help out with the Welcome Committee.

Reserve Study: HVAC replacement in December. Vikki will paint pathway lights in the summer. Reserve Study evaluated the property on 12/21/23. Full report due in January.

Exterior Facility Maintenance: Furnace and one thermostat installed. Job to be finished this month. Thermostats.

Grounds & Landscaping: Terminated Crystal Greens as of 1/31/24. New landscaper, East West – Carl starts in February.

Architectural: Unit 37 replaced garage doors. To be painted in summer.

Clubhouse Reservations:
a. 1/27/24 - Downing

Pests: Moles by clubhouse green area. Will report to pest management.

Pool: Nothing to report

Rental Coordinator: Nothing to report

Old Business: None

New Business: The need for Board support

Next Board Meeting 01/03/2023

Adjourned at 8:32pm