

RiverChase HOA Agenda

August 17, 2015

- I. CALL TO ORDER –
- II. APPROVAL OF MINUTES (May 18, 2015)

- III. COMMITTEE REPORTS
 - a. Landscape -
 - b. ACC -
 - c. Social / Welcome Committee -
 - d. Treasurer Report -

- IV. OLD BUSINESS
 1. Security Camera – update
 2. Pool Repair - (Root Barrier) - update from Alice - work completed
 3. Drinking Fountain Repair - update- from Stephen
 4. Gate Repairs - update from Stephen
 5. Renters resolution addition to bylaws – pending
 6. Sidewalk striping- update from Chris
 7. Restroom painting and foot bridge painting- completed
 8. Restroom cleaning - completed
 9. Order yard of the month sign- Stephen ordered

2. NEW BUSINESS
 1. Amending Management contract- additional inspections needed 10% increase \$93.70 per month (\$46.85) per visit. Increase Corrin visits to 4x per month
 2. Closed Door Session- If needed

3. ADJOURNMENT / Schedule next meeting

RiverChase HOA

<http://www.riverchasehoawylie.com>

<https://www.facebook.com/#!/pages/Riverchase-Homeowners-Association-Wylie-Texas/414432818633409?fref=ts>

Board of Directors Meeting Minutes August 17, 2015

I. CALL TO ORDER – Meeting called to order at 5:35 pm.

In attendance

Name	Position on Board	Contact Info
Stephen Boyd	Board President	stephen.boyd1@verizon.net
Corrin Dandridge	Property Mgr/Principal	cdandridge@principal-mgmt.com
Alice Parry	Board Member at Large	Alp0495@yahoo.com
Mary Saunders	Board Secretary	marysaunders@avaya.com
Chairs		
Stephen Boyd	Landscape Committee Chair	
UNABLE TO ATTEND		
Chris Koder	Board Vice President	cskoder@gmail.com
Steve Dukick	Board Treasurer	Stephen.dukich@gmail.com
John Sanders	ACC Committee Chair	rvrchs@verizon.net
Lisa Beckman	Communications Committee Chair	lisa.riverchase@yahoo.com
Emily	Decorations Chair	emboroden@verizon.net
Patrick Lynch	Welcome/Social Chair	lynch@hotmail.com

II. APPROVAL OF MINUTES (May 18, 2015) – Stephen Boyd moved, Alice Parry seconded. Motion carried

III. COMMITTEE REPORTS

a. Landscape

- Weed Treatment for broadleaf weeds completed
- Repair in pool area completed
- A couple of irrigation zones failed. CitiTurf will replace at their expense
- Coral Reef entrance had broken head. CitiTurf fixed at no charge
- CitiTurf provided quote for raising the tree canopy in the common area (around pond, walking path)- \$800. Corrin will get second bid
- Common area (around pond, walking path) is not irrigated and is looking brown
- Homeowner concerns about HOA Board have been addressed by contact from Board member and Principal

b. ACC

- Add roofing selections to the approved list
- Ensure that HOA documents address the color issue (roof, door, trim) adequately. Point to the approved list and state the ACC can handle new requests

c. Social / Welcome Committee

- Need to prepare Newsletter
- Mary will send note to Lisa that there are committees without chairs and anyone who is interested should let the Board know prior to or during the annual meeting

d. Treasurer Report

- Some expenses were more than anticipated. Corrin is starting on the budget for 2016. Actual expenses for this year will be moved forward to help set the budget
- The Board will start work to see what items will need to be increased
- Mary Saunders moved, Stephen Boyd seconded. Motion carried.

IV. OLD BUSINESS

1. Security Camera – Need to talk to Stephen Dukich
2. Pool Repair – (Root Barrier) - Completed
3. Drinking Fountain Repair – Completed drinking fountain, but there is damage to bricks around the faucet/hose bib.
4. Gate Repairs — On-going
5. Renters resolution addition to bylaws - pending
6. Sidewalk striping - Completed
7. Restroom painting and foot bridge painting - Completed
8. Restroom cleaning - Completed
9. Order yard of the month sign - Completed

V. NEW BUSINESS

- a. Amending Management contract- additional inspections needed. Will need increase from \$93.70 to ~\$105 per month per visit. Increase Corrin's visits to 4x per month. This will ensure that issues are noted and corrected sooner.
 - Mary Saunders moved, Alice Parry seconded. Motion carried.
- b. Identified projects that could be addressed
 - Rework the walking path. Corrin to get bids for: asphalt, concrete, decomposed granite.
 - Clean up the area around the picnic tables
 - Add benches around the pond
 - Add Sun Sail over the baby pool for next summer

VI. ADJOURNMENT / Schedule next meeting – Meeting adjourned 7:16pm

- a. Mary Saunders moved, Stephen Boyd seconded. Motion carried.