

Riverland Lot Owners Association
Board of Directors Meeting Minutes
March 15, 2018

- I. Roll Call/ Check-In—Meeting began 5:36pm Danny DAquila, Ron Chipala, Aaron Huckstep, Kevin Freeman (President), Sarah Wattles (SOMA), John Murphy, Chris Hensley, Scott Hargrove (board member), Dick Sweitzer, John Nichols (by phone board member), Jenny DAquila, Scott Moss
- II. Proof of Notice of Meeting—sent via email on March 5, 18
- III. Reading and Request for Approval of Minutes from Preceding Meeting—November 30, 17. Kevin Freeman motions approval of the Minutes and second by Scott Hargrove, approved by all.
- IV. Report of Officers
- V. Report of Management Company
 - A) Roads are holding their own, planning on mag-chloride and rocks in May.
 - B) Pump house update everything is running great.
 - C) Weed management letter will go out in 2nd quarterly billing
 - D) 2017 Budget update transferred to the Money Market of \$7,247.30.
- VI. Old Business
 - A) Discuss and possible action regarding potential adoption of rules and regulations associated with shipping containers on Riverland Park lots—All storage needs to be approve through the ARB. Advise legal counsel to come up with a draft concerning shipping containers. Muted colors (earth tones), not allowed to be stacked,

not allowed to be located on the easements, needs to be more defined.

- B) Discuss and possible action regarding potential adoption of rules and regulations associated with camping upon Riverland Park lots—Discuss at a further date.
- C) Update and discussion regarding installation of water meters on ALL Riverland Park lots—must be installed by June 1, 2018. Legal counsel to draft letter.

VII. New Business

- A) Discuss and possible action regarding a request from SOMA/Pure Industries for an Authorization/Consent letter related to their Marijuana Production Facility License renewal. Kevin Freeman motions to approve and Scott Hargrove seconds and motion carries by all.
- B) Discussion and possible direction related to establishing a fee schedule for Riverland Industrial Park Lot Owners Association. Advise legal counsel to form a draft fee schedule for Riverland Industrial Park Lot Owners Association.
- C) Discussion and possible adoption of a Resolution regarding Capital Reserve contributions for the Association. Put in the packet for next meeting.
- D) Update and discussion regarding the Whetstone Business Park Major Subdivision Application—There is a public hearing Friday, March 16 with county commissioners at 10 am. Danny and Huck will attend.
- E) Update and discussion regarding the Corner at Brush Creek proposal—This proposal is still in a preliminary plan. Keep our ears open.
- F) Discussion regarding future Minutes for the Riverland Lot Owners Association meetings—Begin recording the meeting and keep minutes simple. Board agrees.

VIII. Other Business

- A) Budget-run with it with the way the numbers are now.
- B) Loan for Fire suppression matures on September 5, 2019,
our current interest rate is 4.75%
- IX. Executive Session—Consultation with legal counsel pursuant
to 38.333-308(4)(f), matters that are privileged or
confidential between attorney and client.
- X. Establish next Board of Directors meeting
- XI. Notices
- XII. Adjournment Kevin Freeman motions to adjourn at 7:29 pm
John Nichols seconds motion carries by all.