

Riverland Lot Owners Association  
Board of Directors Meeting Minutes  
September 30, 15

- I. Roll Call/ Check-In—D. DAquila, S. Hargrove, J. Nichols, S. Curtiss, G. Wiggins, C. Hensley, K. Pogoloff, D. Sweitzer, J. Murphy, R. Chipala (5:25 pm) Jenny DAquila taking minutes. Meeting began at 5:13 pm.
- II. Proof of Notice of Meeting—sent via email on September 17, 2015
- III. Reading and Request for Approval of Minutes from Preceding Meeting—June 15, 2015, April 30, 2015, and July 30, 2015 S. Curtiss motions to approve April 30 minutes, Scott Hargrove seconds, motion carries by all. S. Hargrove motions to approve June 15 minutes S. Curtiss seconds, motion carries by all. S. Hargrove motions to approve July 30 minutes, S. Curtiss seconds, and motion carries by all.
- IV. Report of Officers
- V. Report of Management Company
  - A) Roads—Spent road budget, would still like to get JCI to smooth them over one more time.
  - B) Pump house #1 update-Water was off last night and this morning. Maybe a power company glitch. The pumps have been running up and down.
  - C) Delinquent dues and assessments—send certified letters for overdue dues and assessments
- VI. Old Business
  - Fire suppression— Make sure we have as-built. Check with John Councilman and Norman Whitehead

John Dethloff will test water for a second time on 10/1. We are very close to testing the system and have Debra Shaner come and test.

A) Water meters—Update—Ron Chipala

Timberline has all the proper equipment for water meters. Each lot will need a PRV (Pressure Reducing Valve) needs to be set to 60, where the water comes into building. Meter and back flow preventers. The meter reader with a standard meter with 3 g capabilities from Mountain State Quote is \$3,600.00. 1" line is approximately \$400.00 plus \$100.00 for the PRV and \$50.00 for a back flow preventer and then time and materials from the plumber you hire.

Meters are available October 1, 2015.

B) Bus Stop Update—S. Hargrove feels we should hold off on moving bus stop at this time and look into other options. Look into at least lighting the intersection with a double light.

VII. New Business

A) Discuss extra square footage for lots 22 through 33— Still on hold, Kris Pogoloff will get back to us with an update.

B) Requests for Association member to be on agenda must have dues current

VIII. Other Business

A) CB RV discussion (If they are present) They were not present will be placed on next agenda

Danny will work on making new fishing tags.

IX. Executive Session -- D. DAquila motions to go into executive session, S. Hargrove seconds and motion carries 6:42 pm.

Present were D. DAquila, S. Hargrove, John Nichols, S. Curtiss, Greg Wiggins and Jenny DAquila were ask to stay as guests.

A) Negotiations

Danny DAquila motioned to enter back into Board meeting at 7:30 pm

John Nichols motioned to approve a \$2500 bonus to Jedan Management, S. Hargrove seconds, and motion was carried by board members that were present. Danny DAquila abstained from the vote because of conflict of interest.

- X. Establish next Board of Directors meet
- XI. Notices
- XII. Adjournment—John Nichols motions at 7:40pm to adjourn meeting, Steve Curtiss seconds and motion pass by all.