

RIVER RIDGE III HOMEOWNERS ASSOCIATION
Board of Directors Meeting Minutes

Date – September 27, 2021 @ 6:00 p.m.

Location – 522 River Down Road, Georgetown, TX

Below are the minutes of the RRIII HOA Board of Directors meeting held at 522 River Down Road, Georgetown, TX on Monday, September 27th, 2021 at 6:00 p.m.

In attendance were Sterling Woodard, Jim Wilson, Wade Todd, Don Anderson, Joe Pondrom, and Ashley Brasher.

6:00 – Call to Order/Prayer – *Don Anderson*

Approval of July 26, 2021 Board Meeting Minutes – *Sterling Woodard*

- Don Anderson made a motion to approve the meeting minutes and Joe Pondrom seconded the motion. Motion passed.

Treasurer's Report – *Don Anderson*

- Annual dues – 1 homeowner delinquent
- We currently have \$76,719 in bank
- Joe Pondrom made a motion to approve the financial report and Wade Todd seconded the motion. Motion passed.

National Night Out – *Sterling Woodard/Jim Wilson*

- To be held on Broad Vista Court on Tuesday, October 5th between 6-8pm.
- Current headcount is 75.
- 43 letters were sent to homes where we have no email address.
- Prepared meals were increased from 50 to 110 to accommodate additional attendees plus service staff to attend.
- Wade Todd will look into bounce house insurance coverage and make arrangements based on insurance feedback.
- Bounce House Approval: Don Anderson made a motion to approve acquiring bounce house based on previous statements and Joe Pondrom seconded the motion. Motion Passed.
- Follow-up email to be sent to HOA to remind them to bring chairs.

Covenants – *Sterling Woodard/Wade Todd*

- Discussed PODS in street located at 102 Red Oak Court. They are supposed to be removed by October 6th, 2021 due to closing date. Joe Pondrom shared his communication with the owner on the issue.
- Discussed request to park vehicle in driveway for a sprinter van which will be used for every day use plus camping. Board will table this item until we have a covenants workshop meeting to revise various language in covenants regarding this topic and others.
- Will resume landscaping covenant language at covenants workshop meeting referenced above.

Landscaping Update – *Jim Wilson*

- Jim Wilson inquired about need to place fresh mulch around median crepe myrtles.
- Wade Todd discussed the need to proceed with tree removal of the Bradford Pear trees in Hideaway Cove since their life span has lapsed and it is becoming dangerous. Once the city provides us a yes/no on whether they will pay for removal, we will proceed to remove the trees, grind the stumps and redevelop that parking island.
- Discussed removal of crepe myrtles that did not survive the prune and evaluate replacement.

HOA Roundtable Update – Jim Wilson

- Event was held in Sun City
- Out of 38 HOA's in Georgetown, only 5 were in attendance.

Welcome Wagon – Sterling Woodard

- Christy Barrett has offered to resume a Welcome Wagon program for the neighborhood by putting together a welcome basket and helpful information about the neighborhood.
- Don Anderson made a motion to approve welcome baskets and Joe Pondrom seconded the motion. Motion passed. The board approved \$50 per basket which will come from general fund.

Senate Bill 1588 – Don Anderson

- Don Anderson shared various items where we were already in code and discussed where we will need to become compliant based on the new HOA rules passed by state senate.
- Sterling Woodard discussed new rule which does not allow someone to serve on both the HOA Board as well as the Architectural Committee. The remedy to be in compliance is in process as soon as a replacement can be found for the Architectural Committee role.

Good of the Association – Sterling Woodard

- No items discussed.

7:41pm - Meeting Adjourned

These minutes have been submitted by the Secretary of the RRIII HOA, Jody Hahn, on September 28, 2021.