

RIVER RIDGE HOMEOWNERS ASSOCIATION
Board of Directors Meeting Minutes

Date – December 1, 2020 @ 6:00 p.m.

Location – Zoom Meeting

Below are the minutes of the RRIII HOA Board of Directors meeting held via Zoom live meeting on Monday, December 1, 2020 at 6:00 p.m.

In attendance were Sterling Woodard, Don Anderson, Jim Wilson, Wade Todd, Joe Pondrom, Jody Fry, Jody Hahn, Ashley Brasher, Stephen Pahl, Dama Reffett and Joe Kralis.

6:02 – Call to Order/Prayer – *Wade Todd*

Approval of October 19, 2020 Board Meeting Minutes – *Sterling Woodard*

- Don made a motion to approve the meeting minutes and Jim seconded the motion. Motion passed.

Treasurers Report – *Don Anderson*

- 2 fines collected
- Spent \$1524 for landscaping and security patrol
- YTD total income of \$32k; \$17k expenses
- Need to finalize 2021 budget; Request for board to review and we'll discuss at next meeting

Consideration and Possible Approval of a Resolution Authorizing the President or His Designee to Engage Legal Counsel and Take Such Other Action as May be Required to Enforce the Declaration of Covenants, Conditions and Restrictions of River Ridge Section 3 for the Following Non-Compliant Properties – *Wade Todd/Sterling Woodard/Jim Wilson*

- 108 River Down Road
 - Have not responded to letter so need to get code enforcement involved
 - Jim Wilson to follow up on previous complaint and will address with code enforcement if needed

Code Enforcement update – *Sterling Woodard/Wade Todd*

- Patrols were suspended last week due to the Thanksgiving holiday
- 109 Hideaway Cove – maintenance/general upkeep issues are being addressed; Complaints about numerous vehicles, maintenance on vehicles, noisy activities late at night
- Parking issues on Hideaway Cove – *OPTIONS DISCUSSED*
 - Do nothing
 - Treat the parking spaces like those spaces in front of the other 163 homes. No homeowner is allowed to park their personal vehicle overnight in these spots.
 - Turn that area into a greenspace
 - 1 spot per household in the cove
- Will not be striping the parking area

Neighborhood Concerns – *Joe Pondrom/Sterling Woodard*

- Future sound wall on Leander?
- Joe to send link to survey so we can pose concerns
- Trees on Hideaway Cove – Bradford Pear trees will be removed due to safety issues

Landscape: Crepe Myrtle trimming - *Jim Wilson*

- Crepe myrtles need to be trimmed

HOA Annual Meeting - *Sterling Woodard*

- Zoom meeting or defer to 2021?
- Will discuss at next meeting

7:45 Meeting Adjourned

These minutes have been submitted by the Secretary of the RRIII HOA, Jody Hahn, on December 1, 2020.