

RIVER RIDGE III HOMEOWNERS ASSOCIATION
Board of Directors Meeting Minutes

Date – February 28, 2023 @ 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 the 522 River Down Road, Georgetown, TX on Tuesday, February 28, 2023 @ 6:00 p.m.

In attendance were Sterling Woodard, Wade Todd, Joe Pondrom, Don Anderson, Jody Hahn and Jody Fry. Guests: Sou Tieng and Stephen Paul

6:03 – Call to Order/Prayer – Wade Todd

Approval of January 17, 2023 Board Meeting Minutes – Sterling Woodard

Wade Todd made motion to approve the meeting minutes and Joe Pondrom seconded the motion. Motion passed.

Treasurer's Report – Sou Tieng

- 37 delinquent HOA fees

Annual Meeting Update – Sterling Woodard/Jody Hahn

- Meeting scheduled for April 11, 2023 (6:15-8:00 pm)
- Board member executive meeting will be held from 5:30-6:00 (if required)
- Will send out a second letter with proxies the week of March 20th
- AGENDA:
 - Bluffview update
 - 2023 overview (accounting, lawncare, upkeep, etc.)
 - 2022 year in review
 - Lyndoch bench
 - Patrol update
 - Budget
 - Leander Road update
 - Election of officers

Neighborhood Shredding Day Update - Sterling Woodard

- No update

Lawncare Update – Sterling Woodard

- Discussed cleanup at front area behind sign
 - Keller provided quote for clean-up and hauling off after the city collects tree limbs
 - Wade Todd made motion to ratify our email poll to hire Keller to pick up debris in park lot for a fee not to exceed \$1603.40 and Don Anderson seconded motion. Motion passed.
- Live Oak treatment communication – will send out communication to neighborhood stating if you trim live oaks going forward, please seal the wounds
- Future cleanup needed post brush pickup – after city clears the neighborhood the HOA will obtain a quote from Keller to pick up remaining debris

- Review Keller irrigation repair proposal – will hold off until after neighborhood clean up to see if there is additional damage to sprinkler heads during that process

Good of the Association – *Sterling Woodard*

- Neighborhood Patrols – delayed once ice storm hit which affected the parking situation due to debris. Will resume once neighborhood cleanup has occurred. Joe Pondrom made a motion to provide retainer fee equal to 5 patrols for February and will presume the same for March and Don Anderson seconded the motion. Motion passed.
- Bookkeeping Tool Discussion – Researching Homeowners Relationship Management (HRM) system; Quick Books (\$15/user per month or \$27.50/3 users per month); Would like to be able to post letters, fines, etc. associated with each address. Jody Fry made a motion to purchase Quick Books or similar at discretion of Treasurer elect and Joe Pondrom seconded. Motion passed.

Jody Fry left meeting at approximately 7:00 for another engagement.

7:02 pm - Meeting Adjourned

These minutes have been submitted by the Secretary of the RRIII HOA, Jody Hahn, on February 28, 2023.