

RIVER OAKS BOARD OF DIRECTORS

2/23/89 MEETING MINUTES

In Attendance: Bernie Naas, Joe English, Lois Hitchcock, Bob Modene, Pete Molina, Veronica Williams, John Christiansen, Gloria Langston and Mike Holmes

Absent: Linda Saxton

Meeting Called to Order: 7:45pm

Election of Officers conducted by outgoing President Bernie Naas:

President:	Bob Modene
Vice President:	Veronica Williams
Secretary:	Lois Hitchcock
Treasurer:	Joe English

The Board thanked Bernie for all of his contributions as president during the past year, Bernie did not stay for the remainder of the meeting.

Minutes from the January 6 board meeting were read and approved with no corrections. One change was made to the February 2 annual meeting minutes, the bid from Moonlighting should read \$2388 instead of \$2188. With this correction made the minutes were approved.

Selection of Committee Chairpersons:

Groundskeeper:	Pete Molina
City Liaison:	Mike Holmes
Nominating:	Veronica Williams
Newsletter:	John Christiansen
Beautification:	Linda Saxton
Entertainment:	Gloria Langston

The signup sheets from the annual meeting were given to the committee chairpersons. In the newsletter and the board minutes requests for additional committee members will be made. Anyone wanting to participate should contact the committee chairperson.

Discussion of responsibilities:

Newsletter: quarterly, birthdays, recipes, explanation of bylaws & CC&Rs

Treasurer: monthly report and cash flow statements

Secretary: -typed minutes handed out ahead of time
-notify members who missed meeting of next meeting
-abbreviated monthly board minutes to all homeowners in an effort to improve communication throughout the neighborhood

Meeting Schedule: third Thursday of each month at 7:30pm

Annual Meeting Procedures:

- standard proxy form to be developed for bylaw/CC&R changes, to be included in meeting announcement, the proxy can only be given to the board
- absentee ballot and slate of nominees to be included in meeting announcement
- include amendment changes in meeting announcement
- agenda and map

Homeowner Survey Results:

Total received = 22 (12 from homeowners not present at annual meeting)
Positive = 18 -this did not include most of the board
With Comments = 4

ByLaw Changes:

At this time the board has decided not to change the by-laws. Joe English will take the books to Clay Bauma this weekend (2/25) to have the audit performed. We will be meeting the intent of the bylaws, just a little late. Bylaw changes will be submitted early enough next year to include in the meeting announcement. If the board feels the need to change bylaws sooner the suggestions was made for the board to go door to door to get the 2/3 majority required.

Projects for 1989:

1. Entry Sign

- the sign colors were reviewed and agreed upon
- Lois to contact the sign company and find out the additional cost for the electric, removing the tree and shrubs which currently exist in the island, getting any necessary building permits and contacting Comm Ed
- Pete to contact two electrical contractors and get estimates
- this is to be done within 1 week (by 3/3) so that we can get started on this

2. Concrete Sidewalk

- Bob to contact 2 contractors and Dennis Hill to get estimates for square foot
- Lois to contact Bob Nelson, who gave us the original estimate, and check on the type of materials and insurance
- Bob will talk to Jim Gustin about the permit
- All estimates are to be ready by the next meeting
- We'd like to stay under \$2 per square foot

3. Easement Stairs

- Pete to contact Moonlighting for an estimate on labor
- Beautification committee to contact two other landscapers for estimates
- Estimates to be ready for next meeting

4. Fences

- Beautification to develop plan and present at next board meeting
- Board will contact two homeowners and explain what we want to do and that we want to place the fences on the corner of their property. Both homeowners need to be in agreement and give written permission.

Homeowner Mailing - since we are not including amendments to the bylaws, this will not be mailed

1. Annual Meeting Minutes and committee reports
2. 2/23/89 abbreviated board minutes to include:
 - survey results
 - officers and committee chairpersons
 - BOD meeting schedule
 - request for committee members
 - River Oaks Easter party 2/25/89
 - 3/16/89 board meeting at John Christiansens

Easter Party:

- Saturday 2/25/89
- Mike Holmes and John Christiansen volunteered there homes, they will check with Gervase's and Recometa's
- it was suggested that candy be donated by the homeowners to keep costs down
- \$75.00 was approved for spending on this party

Directory:

Lois will contact Fred Gervase with the changes to the directory. Mike Holmes volunteered his copy machine.

Next Meeting:

1. Thursday, March 16, 1989, 7:30pm, John Christiansens
2. Bids for sidewalk, stairs and fences
3. Easter Party 2/25/89

Meeting adjourned at 9:50pm.