

Minutes of 4/21/2010 ROIA Board Meeting

Present: Ruth Brackmann, Rick Deist, Sharon Goodman, Kristin Norberg, Linda Saxton, Frank Vainisi

Guest/Departing Board Member: Pete Molina

Absent: Rob Stout

Meeting called to order 7:35 p.m., at Kristin Norberg's house.

Secretary Report:

April 2009 minutes – received from Linda and added to secretary's files.

March minutes – Rick moved to accept March minutes as submitted. Sharon seconded, all approved.

Treasurer Report:

Dues

- 1 homeowner has still paid only one quarter for 2009-10. Rick will send the warning letter for the lien (certified mail), with a last-chance letter planned for end of May / beginning of June.
- 3 homeowners are still one quarter behind from 2009-10. Rick will send letters so we can try to close out last year's books.

Kristin made motion to authorize Rick to send the four letters above. Linda seconded, all approved.

Other topics

- Board discussed late fee rules from by-laws. Late fee is placed one full quarter after the quarter for which the dues were required; i.e. dues for 1st quarter get a late fee if not paid by the end of 2nd quarter.
- Rick and Kristin did the 2009-10 ROIA federal income taxes last month. Paid \$14.98 on the interest earnings from the CD.
- Sharon and Rick will help Rob stuff the dues coupons for 2010-11.

Old Business:

- Larsen engineering report: Ruth provided a draft of the letter requesting payment from City.

Retaining Wall:

- Rick received bid of \$70,300 from Salinas Pavers and Landscaping, with drain tile work.
- Need due diligence on company. city permit. licensed/insured/bonded with ROIA as additional insured. check references. Rick will call Ray Atkinson at City for input.
- Also will need a line-item estimate to ensure they covered disposal, other aspects. Ruth will pull Fox Chase's estimates for comparison.
- Sharon stated that we should develop a Request for Proposal based on engineer/architect/City expertise. Linda will pull the Larsen engineering report, which had detail on required tasks, types of brick, etc.
- Larsen also put in pins that can be used to monitor the deterioration of the wall.
- Linda suggested routing disposal trucks between lots 33-34, then compensating homeowners for re-landscaping. This is the flattest location and avoids drain pipes.

Landscaping:

- B&B Landscape Service is well underway – good work and very responsive.
 - Have cleaned, cut, fertilized, and are emailing Ruth and Frank weekly with status.
 - B&B will provide an estimate for mulching at entrance to common area and to apartments.
 - Frank will also ask for estimate to remove the woody shrubs around front entryway sign.
 - Frank will let them know not to mow the natural plants near riverbank.
- Frank and volunteers will mulch and plant at the entryway.
- Linda volunteered daughter Hillary to paint the letters on the entryway sign. Thanks, Hillary!

New Business:

- May 22, 2010 – call for volunteers to paint "Do not dump" stencils on the drains to the river (City).

- America in Bloom judging is June 25 – aiming for 4 blooms out of 5. Call for volunteers to plant annuals at entry and participate in city-wide clean-up. River Oaks will be a drive-through site.
- Morton Arboretum project – Ruth has signed us up; waiting for information from Arboretum.
- Newsletter – Ruth will continue to type it, Rick and others will walk it around. Received Library and Acorn ads for \$50 for next newsletter.
- Garage Sale – scheduled for June 19.
- Homeowner Directory – time for an update. Linda and Sharon will handle. Will be more concise – single list, alphabetical by name, with address, phone number, lot number, no list of kids.
- Election of Officers:
 - Ruth Brackmann – President
 - Linda Saxton – Vice President
 - Rick Deist, Rob Stout – Treasurers
 - Kristin Norberg – Secretary
 - Frank Vainisi – Landscaping
 - Sharon Goodman, Linda Saxton – Entertainment

Linda moved to accept the slate of officers as listed. Rick seconded, all approved.

Meeting adjourned 9:10 p.m.

Next meeting 7:30 p.m. Wednesday, May 26, at Ruth's house.

Respectfully submitted

Kristin Norberg, Secretary