**RIVERSIDE CHASE HOMEOWNER’S ASSOCIATION**

**BOARD MEETING**

**FEBRUARY 13, 2016**

Attending: Steven Jackson, Josh Edwards, Rey Rementeria, Kathy Greene

The meeting was called to order at 8:30 a.m.

The minutes from the board meeting on January 16, 2016 were approved.

Rey provided the Treasurer’s Report. There has been an increase in deposits between this year and last likely owing to the notices Rey placed at the entrances informing residents to pay dues on time.

The 1099 filing fees came through on the statement this month.

Liability insurance cost went down.

The transfers to the reserve account were included as a budget item. These monies will be left in the reserve account until year’s end then transferred out.

Kathy provided a report from the Welcome Committee. A modified handout for new residents was reviewed and approved by the board. The verbiage related to dues payment will be included in the statement that will mailed out along with the annual community meeting notice. Suggestions were brought back from the Welcome Committee about modifications to the RiversideChase.com website.

There were no ARC requests to review. When we get another ARC request, the board will test the website using “Go to Meeting” to familiarize all board members with the process.

Old business items were reviewed which included:

* A general discussion of covenants and by laws. Rey will continue his research into enforcement provisions and processes
* Kathy will contact David Wallace to obtain specifics regarding types of covenant violation notices, escalation process, and copies of notices sent to residents.
* Kathy/Josh will check out condition of storm drains during monthly ride through the neighborhood.
* During storage clean up in March, we will repair the fence.
* Consideration will be given to a metal latching system for the storage lot to allow CPW access to their property. Rey/Josh will look into the cost of the mechanism and welding.
* Kathy will contact Riverside High School to inquire if any service groups would be interested in helping with the storage lot cleanup in March.
* A supply of “Do Not Duplicate” keys for the storage lot will be ordered for board members and residents. Josh will follow up on this.
* The City has agreed to complete the sidewalk between the RC entrances. No timeline yet. We’ll continue to monitor the culvert by the foot bridge as water flow has begun erosion in that area.
* Kathy will contact the City of Greer regarding the broken street sign at Ivy Springs and Riverside Chase Circle.

The meeting adjourned at 9:30 a.m.

The next board meeting is scheduled for March 12, 2016 at 8:30 a.m. We will meet at Stompin’ Grounds Coffee House. After the board meeting, the storage lot cleanup is scheduled from 10 a.m. until 12 noon.

Kathy Greene

Board Secretary