

RIVER RIDGE BOARD OF DIRECTORS MEETING

FEBRUARY 8, 2020

Meeting called to order at 10:00 a.m. by President Don Derrico at the Clubhouse.

Board members present: Don Derrico
Tracy Moseley
Connie Suddueth
Anne Singleton
Terry Milligan

Board members absent: Howard Powell (excused)
Mike Matthews (excused)

Invocation: Terry Milligan
Pledge to Flag

Anne Singleton – I am putting a motion on the floor to accept the January 2020 minutes, 2nd by Tracy Moseley. **Motion carried unanimously.**

TREASURER'S REPORT – CONNIE SUDDUETH

BALANCES AS OF JANUARY 31, 2020

Operating Accounts	178,060.99
Money Markets	603,393.66
Reserves	418,593.90

TOTAL ACCOUNTS – 1,200,048.55

CONNIE SUDDUETH - ARCHITECTURE

We had ten building permits, nothing unusual and all were approved. There are a couple of new mobile homes going into the mobile home sections.

TERRY MILLIGAN – MAINTENANCE

Hare electrical upgrade is a little behind right now because of the weather but it is still going good, completion date is still on schedule within a week or two. We had the inspection at the pool, we had to upgrade the pump systems per state regulations and all repairs are complete and approved by the health department.

Health department came out last week to inspect our progress on the bathhouses, the inspector was highly impressed with our work so far and has given us a new schedule. We must have all bathhouses up to code by the end of 2020. We are insulating and installing heat in all the bathhouses and trying to complete the projects without an increase to property owners. We are

on a temporary campground permit at the moment but after completing repairs we should have no problem getting the regular permit.

We also looked into changing our zoning from a campground to residential but we can't do it because of the lot sizes in River Ridge.

Let me also talk about the law that no one can live permanently in a camper after June 2016, we asked the county how would they enforce this rule, they said basically they can't enforce it.

There is a situation in Buffalo where there is a ditch way bigger than it should be, people on golf carts could easily go into it. We had a contractor out there yesterday to give us a quote in putting new pipes in the ground, cost is close to 10,000.00.

Margaret Faithful – can we have the one in Leisure fixed also?

Tracy Moseley – we have to fix the one in Buffalo first, it's twice as bad as the one in Leisure.

TERRY MILLIGAN – BOATING & FISHING

The slips at Groundhog and Leisure are complete, the guys did a beautiful job and total cost was 14,250.00. We are having somewhat of an issue with the boat slips with people who rented slips last year, did not renew this year and have not removed their boats. If you know of someone who has left their boat please tell them to move it. Except for two slips in Groundhog all slips that River Ridge has are rented.

Every three years we have a contract with PLM Lake and Land Management to spray the grass for the years 2020-2023, cost is 6072.00.

TRACY MOSELEY – POOL

Terry covered what is happening with the pool and the upgrades. I would like to thank Steve Hazelwood for all his hard work and being on top of the project. We are getting closer to opening season and if you know of anyone looking to work at the pool please have them fill out an application at the office. We already have the managers in place, we need attendants and snack shop workers. We did really well with our budget last year so we are going to purchase more pool chairs and look at putting a third pavilion up to accommodate the amount of people we have.

DON DERRICO – SECURITY

We are having a problem with the front gate again, we recently had a new computer put in not long ago but now the card reader has gone bad, the new one has just come in and will be installed on Monday.

For the last two years I have said we need lot numbers on golf carts and please slow down. We are out there writing tickets for carts with no numbers!

I would like to thank a property owner for keeping an eye out noticing a golf cart had been moved from one property to another, it turns out it was stolen. Golf cart was returned and the other property owner is being investigated for the theft.

Speeding is already an issue this year, we have been writing tickets. Security is working really hard at keeping a watch on things. Keep an eye out for your neighbors!

Tracy Moseley – I would like to thank Jeff Linke, Steve Quesenberry, and DoodleBug for being out all day and night watching the community.

OLD BUSINESS

None

NEW BUSINESS

Terry Milligan – I am putting a motion on the floor to pay PLM Lake and Land Management 6072.00 to spray for the grass around the boat slips on a three year contract. 2nd by Tracy Moseley. **Motion carried unanimously.**

Terry Milligan – all new buoys are going to be put in the lake from one end to the other.

Terry Milligan – I put a motion on the floor to pay 9,275.00 to Precision Pipes for the ditch repairs at Buffalo. 2nd by Connie Suddueth. **Motion carried unanimously.**

ROUND ROBIN

Tracy Mckown L 98

The road in front of 68 & 69 L has huge pot holes that are very deep.

Tracy Moseley – put in a work order.

Traci Johnson L 164

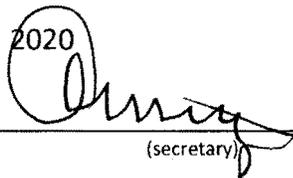
Can we get a guard rail in front of Margaret Faithful’s house?

Terry Milligan – got it, we’ll look into it.

Meeting adjourned 10:31 a.m.

Next meeting March 14th, 2020

Minutes accepted by _____ on March 14th, 2020.



(secretary)