



## **HOMEOWNERS' ASSOCIATION, INC.**

6285 Riverwalk Lane

Jupiter, FL 33458

[riverwalkhoa@comcast.net](mailto:riverwalkhoa@comcast.net)

[www.riverwalkhoa.biz](http://www.riverwalkhoa.biz)

### **Board Meeting**

Thursday, January 30, 2020

7:00pm at Pool #2

The meeting was called to order with quorum present by Board President Ronald Perholtz at 7:00pm.

Board Members present at this meeting were President Ronald Perholtz, Treasurer Pegeen Kelty, Secretary Cory Surface and Director David Huggins. Vice President Mike Staley was not in attendance. Jim Pike and Gail Freese were also in attendance.

#### **OLD BUSINESS:**

Motion was made by Ron Perholtz to approve the January 30, 2020 agenda. Seconded by Cory Surface. All Members were in favor.

Motion made by Dave Huggins to approve the December 12, 2019 minutes. Seconded by Ron Perholtz. All Members were in favor.

#### **Legal Update:**

6143-2 – Ron Perholtz reported that tomorrow, Friday 1/31/20, he and our attorney will be attending a Contempt of Court hearing where we are aggressively pursuing collection for attorney fees.

6359-6 – Ron stated that with Guy-Wilson's passing, she cannot fight bank foreclosure. It was stated that the bank has a superior lien on the property. Jim Pike will contact Riverwalk's attorney to get a status update.

#### **NEW BUSINESS:**

- a. Painting Contract: Jim Pike is currently soliciting bids for 2020 that include additional requirements which were not included in the previous contract.
- b. Pool 1 Repairs: A large crack was found on the side of Pool 1 that has caused the pool to be closed. Jim Pike provided quotes from three companies. Ron Perholtz made the motion to use Fountain Blue. Dave Huggins seconded. All were in favor.
- c. Harwood and Palm Trimming: A proposal was submitted for Orange Tree for \$22,780. Jim Pike was instructed to obtain two additional quotes before making any decision.
- d. Board Discussion on RW Employees Side Work During Lunch: Board discussed the issue, including putting in a time clock. Ron Perholtz made a motion to vote on using a time clock. Board voted Pegeen Kelty in favor, Ron Perholtz and David Huggins against, Cory Surface abstained. Motion did not pass. Discussion was held about employees using Riverwalk golf carts and equipment after work hours and on weekends. Ron Perholtz made a motion to allow use during those times, David Huggins seconded and amended the motion to include use during lunch, voted David Huggins, Ron Perholtz in favor, Pegeen Kelty against, Cory Surface abstained. Motion passed.
- e. Request for Rear Bay Window by 6287-3: This item has been tabled until the next Board Meeting.

- f. Abandon Kayaks and Canoes in Boat Storage Area: Kayaks will be sold to residents of Riverwalk or disposed of if they are in an unusable condition.
- g. Discussion on Mulch Areas for Foxtail and Bush Plantings: It was decided that Riverwalk will replace mulch areas with grass and no longer use mulch in the “fingers”.
- h. Revive Discussion of New Purchase Waiting Period Amendment: Additional changes needed to be discussed before moving forward with changing the Governing Documents.
- i. Clarifying Decal and Guest Pass Criteria: Board discussed the issues.
- j. Set Date for Annual Meeting: Meeting will be scheduled based on availability of the Old Town Hall. Tentative date will be 02/20/20 or 02/27/20.
- k. Fines for Board Discussion
  - 6143-1 Repair Not Completed within 90 Days (Fence): Board recommended \$100 fine immediately after fining committee meeting. If repair is not completed within 30 days, an additional \$100 per day fine will be imposed, up to the maximum allowed by Florida Statute.
  - 6143-2 Repair Not Completed within 90 Days (Fence, Wall, Screen): Board recommended \$100 fine immediately after fining committee meeting. If repair is not completed within 30 days, an additional \$100 per day fine will be imposed, up to the maximum allowed by Florida Statute.
  - 6335-5 Repair Not Completed within 90 Days (Fence): Board recommended \$100 fine immediately after fining committee meeting. If repair is not completed within 30 days, an additional \$100 per day fine will be imposed, up to the maximum allowed by Florida Statute.

#### **OPEN DISCUSSION:**

Numerous issues were brought up by the membership during this meeting.

- ❖ Shutter closed
- ❖ Striping on parking spaces
- ❖ Water fountain in sport court area
- ❖ Unit owner 6143-2 (Alex Ankudinov) attended the open discussion portion of the meeting to discuss violation notices on a vehicle that was a relative’s car and was requesting a “sticker”.

#### **ADJOURNMENT:**

Dave Huggins made a motion to adjourn the meeting at 8:40pm. Seconded by Ron Perholtz. All were in favor.

\*NOTE: Town of Jupiter was contacted 2/3/20. Old Town Hall was not available on dates requested and meeting will be held for Tuesday 2/25/20.