



**BOARD OF DIRECTORS MEETING
MINUTES
November 13, 2017**

Directors present

John Baker
Cheryl Trent
Trevor Lane
Greg Lippmann
Felix Pair

Genesis Management

At 6:45 pm, with a quorum of Board members present, John Baker called the HOA Board meeting to order.

HOMEOWNER FORUM

Ted Olaye asked about any update on the alligator and do we have any lights to put around the lake. The gator is alive and well, and we've talked to various organizations and officials and the advice is to leave them alone. There's not a whole lot we can do about them. We have talked about lights, but it's expensive and we're not able to do it now. Would the MUD do something like solar lights? It can be brought up to the MUD Board. The next big item on the MUD agenda is to landscape the Mist lake similar to the Run lake. Lighting the lakes will come after this next project.

Kevin on Oak River asked about the pool being open all year around, more than just the summer. Greg answered that opening up the pool all year raises a lot of issues. Sweetwater would not have availability of lifeguards and then if no lifeguards are there, vandalism goes up and liability goes up. We would have to cover the cost for vandalism.

John of 8210 Clover Leaf asked about hiring a resident to be lifeguard for the pool so it could stay open. His daughter is a lifeguard and would consider the position. Greg replied that liability goes up and that two lifeguards are required. We would need to find out our options and take everything under advisement.

John has also been getting letters about mold on the house. He wants to know if they can be more specific about where the mold is located. He was told to call Genesis, ask for Kristin and have her explain where the mold is located.

Approval of Board meeting minutes

Greg, motioned to accept minutes, Trevor seconded motion passed.

Financials

A. September Final

Greg motioned to approve September's final, Cheryl seconded, motion passed.

B. October preliminary

Operating cash is in good condition and will take us through the end of the year. The reserve fund



Rivers Run

Homeowners' Association

will end up in the 100k range. Our liabilities are beginning to go down a bit. Greg motioned to accept the October preliminary, Trevor seconded, motion passed.

Old Business

A. Pool Update

Greg stated that we are working on getting 3 more bids on resurfacing the pool. Greg will call Kristin tomorrow to see where we are on that.

B. River's Mist park

The MUD's Engineer is working on a contract to renovate the park. Greg asked John to notify the Board when we can look at the plans. John has agreed.

C. Approve 2018 Budget

Greg motioned to approve 2018 budget, Trevor seconded, motion passed.

Adjournment

The meeting was adjourned and the Board went into Executive Session at 7:18pm.

Executive Session Summary

The Board discussed ACC requests and Rec center rental agreement.

The meeting of the Executive Session was formally adjourned at 8:08 pm.

Approved: _____