

**The Pointe at Two Rivers Homeowners Association
Board of Directors
Minutes
July 28, 2015**

Present: Board Members: Victor Miller, Dave Zanecki, Scott Keyser, and Craig Kvamme. Representing Sentry Management Christian Brockl.

Call to Order: Meeting was called to order at 5:00 p.m. by President Victor Miller.

Minutes:

Minutes from April 6, 2015 were read and reviewed. **Motion:** A motion was made to accept the April 6, 2015 meeting minutes as written. **(Miller; Keyser; passed)**

Minutes from Special meeting on May 7, 2015 were read and reviewed. **Motion:** A motion was made to accept the minutes from May 7, 2015 meeting as written. **(Miller; Keyser; passed)**

Financials: Financials were the first complete financials from Sentry Management. Tracey Walcott, treasurer, was not at meeting. Board decided to review, discuss, and approve financials via email.

Resoulution: Management presented a Board Resolution for Washington Federal changing the managing agent from Advantage-Idaho to Sentry Management. **Motion:** A motion was made to accept the resolution. **(Miller; Zanecki; passed)**

Old Business:

a. Online Voting: Management reviewed the 3 out of meeting decisions made through online voting. **Motion:** A motion was made to ratify all 3 online / out of meeting decisions. **(Miller; Zanecki; passed)**

1) Accept Brian Burnetts Resignation and Appoint Craig Kvamme to replace Brian. (4.13.2015)

2) Authorize Stonehenge landscaping to make repairs to water features. (5.26.2015)

3) Transfer \$5000.00 from Reserves into Operating Account. (7.27.2015)

b. Pond 9 clean-up: TMS has completed almost all of the clean-up. Craig to follow up with TMS to ensure all work was completed as bid.

c. Nomination: Brian Burnett was secretary for the Pointe at Two Rivers. Board nominated Craig Kvamme to become Secretary of the Pointe at Two Rivers. Vote was taken and Craig was elected Secretary of the Pointe 4-0.

New Business:

a. TMS review: Board has found service lacking and would like to have three companies bit the point work for 2016. The board would like to have Franz-Witte, Summer Lawns, and TMS bid for 2016 contract.


b. 978 W Two Rivers Lane: Homeowner responded to letter with a request not to put a tree into the mow strip. Board discussed and reviewed the case. Board will ask homewoners surrounding property to mitigate water flowing into the drain where the tree is to located if the owner will install a new tree. Craig and Dave will work with surrounding homeowners to turn down amount of water.

Adjournement: Meeting Adjourned at 6:02 p.m.

Next meetings: September 15, 2015. Location TBD.

- December 3, 2015 Annual Meeting. Time 6:30 p.m. Location Two Rivers Clubhouse.
- December 3, 2015 Board of Directors Meeting following Annual Meeting.

The minutes of the July Meeting are respectfully prepared and submitted by Christian Brockl, on behalf of the Secretary of the The Pointe at Two Rivers Board.



Craig Kvamme, Secretary, the Pointe at Two Rivers Homeowners Association, Inc.

July Task List

Craig Kvamme will approach Judy about watering and tree.

Dave to approach other neighbors about watering times.

Christian to transfer funds from Reserves into operating.

Christian to get schematics or drawings from Dave Vincen on waterfalls.

Christian to send final letters to vacant lots where roots are growing into street.

Christian to rewrite Gate Code policy

Board would like to plan a Social gathering for late September.

Christian to send letter to asbells asking them to restrict water use.