

**Two Rivers Homeowners Association  
Board of Directors Meeting Minutes  
February 23, 2020  
Following the Annual Meeting of Members**

**Present:** Board members: Kevin Zasio, Brandon Juarez, Kay Peterson, Paul O'Brien, Craig Kvamme, Bob Fontaine present. Jennifer Meyer joined the meeting at 9:15 am  
**Sentry Management:** Representing Sentry Management was Michelle Antonov.  
**Homeowners present:** None

**Call to Order:** The meeting was called to order at 9:03 am. by President Kevin Zasio

**Notice of Meeting:** Notice of meeting was sent on February 20, 2020 via email

**Minutes:** Minutes from the January 22, 2020 meeting were reviewed and approved as presented  
**Motion:** (Kvamme; Fontaine; passed)

**Financials:** Financials ending January 31, 2020 were reviewed. Clarification of line item 7100 needed. CD #1105 maturing in March and will be reinvested at ½ for 12 months and ½ for 3 months and then a subsequent 6 months. Financials approved as presented  
**Motion:** (Kvamme; Peterson; passed)

**Manager's Report:**

- **Upgrade on Tennis Courts:** The new security system will be live on 3/1/2020. The homeowners have been notified via email and directed to Sentry's office to pick up new proximity cards
- CC&R enforcement was discussed and management to send email blast regarding signs.
- The Board would like information on the "Nest thermostat" and installation.

**Old Business:**

- **Tree Update:** 'A Tree Company' in process of removing poplars. Trees (12) around pond 1 removed and the stumps grinded. Trees (16) along Two Rivers Drive removed. Management to contact owner of 378 Rivermont to inquire about use of lot for tree removal. Pond 14 currently in process of tree removal. Near the end of March, Craig to possibly put together work parties to remove some of the smaller trees.
- **Berm Rehabilitation project update:** nothing to update at this time. Two sections that will be worked on this year to be identified and clarify how many trees/bushes/plants to be removed and replaced.
- **Stump Removal:** remove from agenda
- **Boise City Water Dike:** Zasio and Kvamme met with about diversion dam. Rocks originally placed were moved due to floods, lowering dam. Plan is to put rocks that have been moved, back into place and to bring in about 30 tons of additional rock to raise the dam. Flood District 10 may share cost. The Board will continue to gather information

- **Two Rivers Drive and Eagle:** Kevin reached out to ITD; No call back received. Update pending and to be discussed at the next meeting.

**New Business:**

- **Clubhouse rejuvenation/updating:** Jennifer to meet with interior designer to discuss ideas for updating the clubhouse. Motion made for Jennifer to handle; item to be taken off the agenda Motion: (Fontaine; Peterson; passed)
- **Pool:** Full assessment of what is needed in and around pool needed. Furniture to be evaluated and it to be determined what is needed.
- **SPF Proposal:** It is believed that water purchased in excess of what is supplied through water rights is being purchased without knowledge of what is actually needed. SPF proposal given for \$3500 to install 6 water height gauges to help determine usage and need. Board would like to minimize number of gauges for initial implementation. Recommendation made to approve up to \$3500 for hydrology analysis at Two Rivers after further discussion to include, in part, Mr. Meyer. **Motion:** (Kvamme; Fontaine; passed) Board to determine protocol, time requirement and responsibility of data gathering. COA 6140 to be used
- **CC&Rs:** Nuisance yards discussed in Management report.

**Committee Reports:**

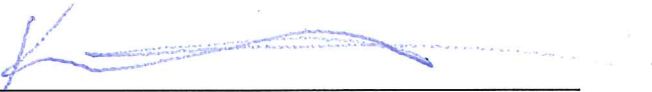
- **ACC:** Joe Mueller not present
- **Landscape Committee Report:**
  - **Ponds:**
    1. Pond 7/Waterfall 13 repair bid from Burgess reviewed. Management to get 2<sup>nd</sup> bid. Recommendation to approve repair up to \$4000 **Motion:** (Meyer; Peterson; passed)
    2. Bid from Pixel Idaho to install new pump and rebuild pump set-up at pond 5 for \$3000 reviewed. Management to get 2<sup>nd</sup> bid. Recommendation to approve repair up to \$3100 **Motion:** (Juarez; Meyer; passed)
  - **Landscape:**
    1. Bid to clean up Island cul-de-sac at River Trail for \$4,090.00 reviewed and approved **Motion:** (Peterson; Fontaine; passed)
    2. Bid for Turf Repair Phase 1 at Two Rivers Drive and Island Wood Dr for \$2,602.7 reviewed and approved **Motion:** (Meyer; Peterson; passed)
- **Security:** Joe Mueller not present

**Reports on any local association activities of interest to the board and association:**

- **Streams:** Bob reported on the Streams activities.
- **Island:** Jennifer reported on Island activities.
- **Pointe:** Janet Andrew not present.

**Meeting Adjournment:** The Meeting adjourned at 11:54 am **Motion:** (Meyer; Peterson; passed)

Prepared and respectfully submitted by Michelle Antonov, on behalf of Kay Peterson, Secretary of The Two Rivers Home Owners Association Inc.



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Kay Peterson, Secretary, Two Rivers HOA Inc.