

Two Rivers Homeowners Association Board of Directors Meeting Minutes October 21, 2019

Present: Board members: Kevin Zasio, Brandon Juarez, Jennifer Meyer, Kay Peterson, and Steve Clements. Joe Mueller arrived at 9:22 pm. **Absent:** Craig Kvamme.

Sentry Management: Representing Sentry Management was Christian Brockl.

Homeowners present: Nancy Soares.

Call to Order: The meeting was called to order at 9:11 a.m. by President Kevin Zasio.

Notice of Meeting: Notice of meeting was sent on September 13, 2019, via email.

Homeowner Forum: 9:00 a.m. – 9:15 a.m.

Minutes: Minutes from the September 16, 2019 meeting were reviewed approved.

Motion: A Motion to approve the minutes from the September 16, meeting was made. (Meyer; Clements; passed).

Financials: Jennifer reviewed the September Financials. **Motion:** Motion was made to approve the September Financials as presented. (Clements; Juarez; passed).

Manager's Report: Management report included in packet.

- **Upgrade on Tennis Courts.** Being scheduled to occur in Winter. Management will arrange for new cards to homeowners.
- **Pump Area work.** Management is waiting on sketch from contractor for cover. Concrete repairs will commence once pumps are shut down for the season.

Old Business:

- **Tree Update:** Tabled.
- **Berm Rehabilitation project update:** Tabled.
- **Stump Removal:** Tabled.

New Business:

- **Christmas Party.** No Christmas Party in 2019. Debra Kvamme will take leadership over Santa for kids' party. A Potluck will be had instead alongside kid event.

Committee Reports:


- **Security:** Joe reported on the security in the neighborhood.
- **ACC:** Steve reported on the few projects.
- **2020 budget:** Jennifer reviewed the proposed 2020 budget. **Motion:** Motion was made to increase dues by 4% in 2020. (Mueller; Meyer; passed). **Motion:** Motion to (Mueller; Peterson; passed.)
- **Landscape Committee Report:** Nancy Soares (member of the Landscape Committee) presented a report on overall Landscape improvements and recommended rehabilitation over the next 5 years, 2020-2024.

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

- **Streams:** Steve reported on Streams activities.
- **Island:** Jennifer reported on Island activities. Lot owner has submitted plans.
- **Pointe:** No report.

Meeting Adjournment: The Meeting adjourned at 10:37 a.m. **Motion:** Motion to adjourn the meeting was made. (Mueller; Clements; passed).

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



Kay Peterson, Secretary, Two Rivers HOA Inc.

September Task List

Scheduled Global Surveillance, add addition of electrical outlets.
Get Management Bank Statements.
Authorize Intermountain get sketches.

Management
Jennifer,
Management.