

**Two Rivers Homeowners Association
Board of Directors Meeting Minutes
September 17, 2018**

Present: Board members: Kevin Zasio, Patrick Wirta, Wil Smoke, Brandon Juarez, Craig Kvamme, Joe Mueller, and Jennifer Meyer.

Absent: none

Sentry Management: Representing Sentry Management was Christian Brockl.

Call to Order: The meeting was called to order at 9:05 a.m. by President Kevin Zasio.

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

Guests: none

Minutes: Minutes from the August 20, 2018 meeting were reviewed. **Motion:** Motion to approve the minutes from the August 20, 2018 meeting were made. (Smoke; Wirta, passed).

Manager's Report: Management reported on several issues in the neighborhood. Irrigation shut off valve, toilets, and filters, and mats. Management presented prices for toilets and mats. **Motion:** Motion was made to install American Standard toilets (3) total. (Wirta; Kvamme; passed) **Mats:** Management was told to proceed with purchase of mats in total of \$200.00 - \$250.00

Financials: Treasurer Jennifer Meyer reviewed financials. **Motion:** Motion was made to approve the financials for August 2018. (Mueller; Smoke; passed).

Old Business:

- **Parking Lot Update:** No update.
- **Median tree update:** Craig has authored a letter, sent it to the board, and is awaiting comments from the remaining board. Craig will take comments and send to management to send to homeowners.
- **Signs at entrance:** Tabled. Kevin to research what is required for signage. Patrick, Kevin, and Brandon to research.

New Business:

- **Tree Plan.** Patrick presented the tree plan for the next 5 years. Competitive bids have been sent out to 5 vendors. Prices have not come back yet.
- **Wheels on Pool Chairs.** Joe will research new loungers over 4 years.
- **Planting on Berms.** Craig surveyed the berms. He counted and found 45% of berms plantings are not doing well. Oregon grape is doing better than most other plants. Patrick to contract Franz Witte, have dead plants replace and irrigation repaired.
- **Christmas Lights.** Summer lawns has one year remaining on the Christmas light contract. Prices and bids to be emailed to the board for consideration.

Committee Reports:


- **ACC:** Craig reviewed ACC issues. As discussed in board meeting.
- **Landscape / Water Acquisition:** Reported in main part of the meeting.
- **Security:** Will be present for the October Meeting.

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

- N/a

Meeting Adjournment: The Meeting adjourned at 10:20 a.m. **Motion:** Motion to adjourn the meeting was made. (Meyer; Juarez; passed).

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


Craig Kvamme; Secretary, Two Rivers HOA Inc.