

Two Rivers Homeowners Association
Board Meeting
June 15, 2026

Present: Board members: Kevin Zasio, Craig Kvamme, Eric Pollock, Whitne Strain, and Joe Mueller.

Board Members Absent: Joy Cameron.

Sentry Management: Christian Brockl, manager.

Call to Order: Vice-president Kvamme called the meeting to order at 9:27 AM.

Homeowner Forum:

- Kelli Jones. Complaint about detail in landscape areas on boulevards and main entrance.
- Nancy Soares. Mailboxes look great. Would like streetlights match the mailboxes.
- Lower pressure occurred this morning.
- Landscape plan on website. Question as to whether it is being used or not.
- Would like to know what the plan is going forward on landscape plan is going forward.
- Deb Martens. Shared concerns of dead trees. At least 29 dead trees.
- Gary Riggs. Trees are overplanted.

Minutes: Board reviewed minutes from the May 18, 2026, meeting. **Motion:** Motion to approve the minutes of May 18, 2026, meeting was made. (Pollock; Strain; passed 4-0)

Financials: Treasurer Joe Mueller reviewed financials for period ending May 2026. Board discussed and asked questions regarding financial reports. **Motion:** (Kvamme; Pollock; passed; 4-0)

Old Business:

- Board Vacancies: 3 vacancies on the board. Notice to homeowners to go out shortly.
- Mailbox update: Done except for 1 mailbox. Craig is talking to the homeowners.
- North Tesoro Paving. Approved and sent to contractor. Scheduled for Early July. Roof repairs clubhouse. New bid presented. **Motion:** Motion was made to approve the bid of \$16,489.00 with TradeStar. (Kvamme; Strain; 4-0 passed)
- Landscape bid for the clubhouse is tabled until next meeting.
- Fence approved and scheduled. June 20, 2026.
- Irrigation water / clearwater. Clearwater has been serviced. Pump 3 was replaced.

New Business: Special Assessment. Board discussed the reasons for and possibilities of a special assessment. Board recognized that there is need for more money to address all landscape concerns and needs.

Committee Reports:

- ACC. Joy not present.
- Landscape: Committee planted 475 plants/ They were put into the ground. Two plants have died. They believe a good return on installation investment.

Executive Session: No executive session.

Meeting Adjournment: The Meeting adjourned at 10:00 AM. **Motion:** Motion to adjourn the meeting was made. (Strain; Kvamme; passed.)

Next Regular Board Meetings:

August 17, 2026 Board Meeting 9:00 AM	Two Rivers Clubhouse.
September 21, 2026 Board Meeting 9:00 AM	Two Rivers Clubhouse.
October 19, 2026 Board Meeting 9:00 AM	Two Rivers Clubhouse.

Prepared and respectfully submitted by Christian Brockl, on behalf of Whitne Strain, Secretary of The Two Rivers Homeowners Association Inc.