

**Rio Buena Vista H.O.A
Board Meeting Minutes
October 13th, 2018**

The Board Meeting was called to order at 9:00 A.M. In attendance were Board Members Allen Lyon, Scott Morgan, Mark Bantle, and the Community Association Manager Amy Telnes. General Members present were asked to sign their name on an attendance sheet that will be kept on file with these Minutes.

The July 21st, 2018 Board Meeting Minutes were reviewed.

Action: Upon motion made and seconded, the Minutes were unanimously approved.

Vote 3-0.

The September 30th, 2018 Financial were reviewed.

Action: Upon motion made and seconded, the Financial Statements were unanimously approved. Vote 3-0.

Allen Lyon, Boyce Godsey, and Amy Telnes met with the landscaper and developed a list of the common areas in the Community that require gravel. The landscaper's bid was reviewed. The old rock will be removed, the areas will be dug down, and new ¾" rock will be placed in the mailbox areas, entrance islands, easements, and gazebo area.

Action: Upon motion made and seconded, the gravel bid was unanimously approved.

Vote 3-0.

The Board discussed the road maintenance completed by Sunland Asphalt. The Board is satisfied with the job.

Action: Upon motion made and seconded, the Board voted unanimously to pay the contractor in full. Vote 3-0.

Board Member Mark Bantle provided a Legal Committee report. He and Frank Padilla met with City Council Member Louise Evans to discuss the issues with the utilities in Rio Buena Vista. She recommended that we go to a City council meeting and present a 10-minute slideshow to the entire council why the City should own the utilities. Having an Attorney write the outline was discussed. Further research by the Legal Committee found out the Varela's Attorney wrote to the City to take ownership of the utilities, and the City had agreed to take ownership. Before that happened, it was stopped at the City level. Everything appears to have gone cold in 2011. Mark would like to talk to the Varela's Attorney. It was discussed that the Legal Committee still has money budgeted for this matter. The Varela's have consented to the Association using their Attorney. The Legal Committee will work on putting a presentation together to take to a future City Council Meeting.

The proposed 2019 Budget was reviewed. The sewer and water situation is looming and the expenses to repair and maintain these lines are unknown. Continued legal fees to help sort this out are expected in 209. The 2017 Reserve Study shortfall was discussed. Raising dues was discussed. Saving the money ahead of time versus a special assessment was discussed. The section of the CC&R's providing the authority to raise the dues was reviewed.

Action: Upon motion made and seconded, the Board unanimously approved the 2019 Budget, with \$10,000 allocated to legal expenses and the monthly assessment being raised 20% to \$96.00 per month. Vote 3-0.

Board Member Allen Lyon reported that last year we donated \$300.00 to the City of Needles Jr. Golf Club as good neighbors. Donating again this year was discussed.

Action: Upon motion made and seconded the Board voted 2-1 to donate \$300.00 to the City of Needles Jr. Golf Club.

The Manager reported that Verde Shores requested a key to the lock to the drive through gate between Rio Buena Vista and Colorado Shores. Board Member Allen Lyon stated he would speak with them regarding how they can add their own lock.

The next Board Meeting was set for Saturday January 19th, 2018 at 9:00 A.M. in the pool area.

With no further business, the Board Meeting was adjourned at 9:44 A.M.

Signed this 24 day of April, 2019

By: Mark A. Bantle
Mark Bantle, Secretary