

RIVIERA HEIGHTS HOMEOWNERS' ASSOCIATION
BOARD MEETING
WEDNESDAY, OCTOBER 7, 2020

Minutes

A Board Meeting was held via teleconference (ZOOM - due to Shelter-In-Place orders) on Wednesday, October 7, 2020 at 2:00PM.

1. MEETING CALL TO ORDER

2. Roll Call

A. Board Members:

Kathy Andre, President
Susan McGurgan, Vice President
Nancy Yamaguchi – 2nd Vice-President
Byron Turner, Secretary

3. Approval of Minutes from Annual Board Meeting, August 31, 2020

4. OFFICE ISSUES/FINANCIAL REPORTS

President Andre addressed the following items:

A. Account Balances

Bank Balances as of 3/3/20:

Operating Checking:	\$147,399
Money Market:	19,059
Fire Abatement:	1,089

Total - Operating Accounts \$167,547

Umpqua Reserve Checking	\$8,077
West America Reserve Checking:	152,031
Reserve Fund CD:	102,932

Total – Reserve Accounts \$263,040

ARC: 2,025

B. Financial statements/ HOA Dues for 2019/2020- collected and outstanding

1. Total cash receipts for July and August were \$149,935 before an ARC deposit refund of \$5,000.00. Of the total received, \$147,287 was for annual dues. Total dues charge in July were \$241,806. Cash operating expenses in July and August were \$41,492.
2. On an accrual basis, total income in August was \$1,150, which includes three property transfers and a pool key replacement fee, and expenses were \$21,460. Year-to-date, accrual income is \$239,465 and total expenses were \$46,174.
3. Late fees were posted on September 2nd (128 properties were charged a late fee of \$38.20).
4. There were three property transfers posted in August, and a total of seven so far, this fiscal year.

C. Annual Financial Review by Pehling & Pehling, CPA's - update

D. Direct Mail of Annual Fall Disclosures as required by Davis-Stirling

PRESIDENTS REPORT:

A. SWIMMING POOL – UPDATE

President Andre reported that the pool was closed for the year, and that the Board was looking at replacement sand filters, which broke at the end of the season. The Board is taking bids, and it is expected to be approximately \$1,200 to replace.

B. FIREWISE - UPDATE:

A. ISO Insurance Virtual Meeting - October 19, 2020

President reported that the Insurance Commissioner would be talking about updating fire insurance practices. Home hardening was also discussed.

B. Benefit Zone Program - update

President reported on efforts to engage the County in appropriate use of the collected funds, and explored the remote possibility of reimbursement.

C. Fire Station- taskforce update

D. Fire Hydrant inspections by Special Districts – update

E. Common Area Fire Abatement – Skyline access road bank completed

C. MARINA COMMITTEE – UPDATE

A. Permit process for marina pier construction -status report

President gave update on CEQA process and building permits. The CEQA exemption was approved.

F. ARC COMMITTEE – UPDATE

G. CODE ENFORCEMENT – UPDATE

H. WATER – UPDATE

I. SOCIAL COMMITTEE – UPDATE

A. Club House rental status

J. OPEN FORUM

K. ADJOURNMENT OF MEETING

Meeting Adjourned at 3:12 PM

The next monthly Board Meeting will be held on Wednesday, November 4, 2020 at 2:00PM via teleconference, pending Covid-19 Shelter in Place Orders. Contact the RHHA for more information.

