



BOARD OF DIRECTORS MINUTES
The Villas at the River
Homeowners Association

October 7, 2019

Call to order at 1:59 PM at Jean Bloomquist's house by Mary Huber. Quorum determined. The minutes from the September 25th meeting were approved as posted.

In attendance were Jean Bloomquist, Sandi Coons, Julie Crane, Mary Huber, Jackie Seib and Pam Fetke, Property Manager.

Others in attendance were: N/A This was a working session (Board only).

The main purpose of today's meeting was a budget work session to review the 2019 spending year-to-date and anticipated expenses through year-end. The budget review indicates that the HOA is on target for the operational budget expenditures for 2019.

President's Report:

We have recently had unlawful entry into unlocked cars at the Villas, and there was a home invasion at another Sodus township residence. The Sodus Township Supervisor believes this may be the same person responsible for similar acts in the past and has requested the Board to remind residents to lock their cars, doors, windows, and close their garage doors.

Approval to purchase AED training pads to go with the new AED unit at the Clubhouse at a cost of around \$84.

The annual insurance review with IMS was held last week. The coverage will remain the same as last year.

Request to post a Private Property/No Trespassing at the boat dock to be coordinated with the Riverfront Committee – Mary to follow-up.

Property Manager's Report:

The Board was updated on the status of collecting the final payment for the Attic Insulation and Vent Cap Project which was due on October 1, 2019.

The emergency phones at the pool and the lift station need to be split out into two separate lines. Pam to follow-up with AT&T on the cost.

Old Business:

3072/3078 Riverview Lane Retaining Wall Request – Pam is following up on additional cost information. No decision at this time.

Next Board Meeting Date:

October 31 @ 10:00 AM – Working session: 2020 Budget (Board only)
November 13 @ 10:00 AM at the Clubhouse

Adjournment: 4:04 PM

Respectfully submitted,
Sandi Coons
Board Secretary