

**Minutes of Board Meeting of River Oaks (via Zoom)
August 26, 2024**

Board Members Present: Ruth Brackmann, Arthur Kreymer, Rich Thompson, Jim Berg, Becky Christiansen

The meeting was called to order at 7:01 pm.

Secretary's Report: The Board approved the Minutes from the previous meeting.

Treasurer's Report: As of August 26, 2024, the cash assets of ROIA are \$24,915.34 .

The attempts in the last two months to get homeowners up-to-date on their assessment payments has had some success. There are still seven lots that are behind in their payments, but this is less than it was in June. Bills will be mailed to those homeowners who are still behind to ask for their payments.

Jim reported that the new QuickBooks Online account is now reconciled with the Chase account. He is still in the process of assigning categories for some of the deposits that were entered into QuickBooks before the current fiscal year to match the current categories used by River Oaks.

Arthur will be setting up a meeting with an attorney to discuss legal actions that can be taken to get payments from several homeowners who are significantly behind. This will include questions on updating liens that are already in place, as well as suggestions on what other actions can be taken by ROIA.

Becky will be putting together a general letter to be mailed to any new homeowners to remind them of the homeowner's association in the subdivision, what it does and the amount of dues that are owed each year. This will also include a request for email addresses, and information on how they can join the River Oaks Facebook group.

Rich is looking into a \$250 bill the Board received from a CPA firm this year. It is not clear from the bill what this bill is for.

The Board approved the Treasurers report.

New Business:

B&B landscaping service did mulching of the Common Area plantings, and it looks great. They discovered that a homeowner had removed a tree from the Common Area entrance and B&B cleaned up the tree debris. Ruth spoke with the homeowner, who agreed to paying for this cleanup. B&B will be sending a separate bill for this tree cleanup which will be passed along to the homeowner. The Board discussed the possibility of replanting a tree in this area, but decided that the area looks fine at the moment.

Along the sidewalk that goes to the apartments, it was decided not to have B&B mulch the plantings there. They will continue to mow the area.

A tree on the riverbank has fallen. The Board will ask B&B for advice on what should be done.

The Meeting adjourned at 7:42 PM.

Next Board Meeting scheduled for Monday, October 28, 2024, at 7 PM. This will be a Zoom/Hybrid meeting.

Respectfully submitted,
Becky Christiansen, Secretary