

**Minutes of the 9/17/2024**  
**Board of Directors Meeting 5:30pm @ River Woods Office**  
**Townhouse Villages at River Woods HOA**

**Members Present:** Anna Goyette, President; Don Picard, Secretary/Treasurer; Jodi Deneen; Mark Heaner; Claudia Merriman; Asta Stark; David Wahlstrom

**Members Absent:** April Bowen, Vice-President; Brad Ihrke

Others Present: Loren Poehler, Grounds Manager; Sarah Moore, Association Administrator

**Call to order:** President Goyette called meeting to order at 5:31 p.m.

**Agenda**

**MOTION:** Jodi moved, Mark seconded, to approve the agenda as amended. **Approved as amended**

**Approval of Board Minutes of 8/20/2024**

**MOTION:** Mark moved, Dave seconded, to approve the minutes of the August 20, 2024 Board meeting. **Approved**

**Approval of the ACC Minutes of 8/27/2024**

**MOTION:** Dave moved, Jodi seconded, to approve the minutes of the August 27, 2024 ACC meeting. **Approved**

**Maintenance Update**

Grounds Manager Loren Poehler reported construction of sidewalks, retaining walls, and numerous trees marked for removal and treatment.

**Accept August 2024 Financial Statements**

**MOTION:** Don moved, Claudia seconded, to accept the August 2024 financial statements. **Approved**

**Administration Update**

**MOTION:** Dave moved, Mark seconded, to approve the 2024-2024 budget, which increases monthly fees for residents to \$352 per month, a 4.1% increase over 2023-2024 fees. **Approved**

**MOTION:** Jodi moved, Mark seconded, to approve a security system for the offices and one garage, at a cost of approximately \$2,000. **Approved**

**MOTION:** Dave moved, Asta seconded, to amend the wording of the grill rule to substitute the words “covered structure” for the word “wall” in the rule, to conform to new information from our insurer. **Approved**

### **Approved Sport Court Situation**

The board discussed problems of trash and noise at the Sport Court by people from outside the Association, which began within days of the hoops being restored. The Board instructed the Grounds Manager to remove the hoops again, as several residents have complained about the noise and trash.

### **Rules and Regulations Changes**

**MOTION:** Dave moved, Asta seconded, to adopt changes to the grill rules, as amended, to conform the requirements of our new insurance policy along with fines to enforce the new rule. **Approved**

### **Adjournment**

**MOTION:** Don moved, Jodi seconded, to adjourn meeting at 7:03 pm. **Approved**

Minutes respectfully submitted by Don Picard, Secretary