

# River View Vista Estates, Inc.

## Board Meeting Agenda

May 31<sup>st</sup>, 2024

2:00 P.M

Teleconference / Zoom Only \*

Meeting called by:	President, Ernie Taylor	Facilitator:	Ernie Taylor, President
Type of meeting:	Second quarter regular meeting	Minutes:	Debbie Hahn
Attendees:	Directors and staff		
Please read:	Packet of materials including: (see package Table of Contents)		

**Owner Comment Opportunity** (guidelines for participation below) Ernie Taylor, President

<u>AGENDA ITEM</u>	<u>RESPONSIBLE PARTY</u>	<u>ACTION</u>
I. CALL TO ORDER	Ernie Taylor, President	
II. <b>CONSENT TO AGENDA</b>	Ernie Taylor, President	YES
III. <b>APPROVE PRIOR MEETING MINUTES</b>	Ernie Taylor, President	YES
IV. UNFINISHED BUSINESS		
A. Deck Design Review	Arron Curtis, Eagle Crest Project Management (ECPM)	YES
1. ECM Hot Tub Replacements		
2. Discussion and Questions		
3. <b>Motion(s) if/as applicable</b>		
B. Neighborhood Communication	Marrissa Rainey, Eagle Crest Management (ECM)	
1. Discussion and Questions		
C. Project Loan Update (verbal)		
1. Collection Policy Resolution & Demand Letter	Marrissa Rainey, ECM	YES
2. Discussion and Questions		
3. <b>Motions(s) if/as applicable</b>		
V. NEW BUSINESS		
A. Financial Report		
1. Reserve fund investment report	Chris Richie, Edward Jones	
2. Review 3/31/2024 first quarter financial statements	Mark Owings, ECM	YES
3. Discussion and questions		
4. <b>Motion to approve financial report subject to review</b>		
B. Reserve Expense Report	Marrissa Rainey, ECM	
1. Expense status report for 2024		
2. Discussion and questions		
C. Operations Report	Marrissa Rainey, ECM	
1. General operations report		
2. Insurance Claims Report ( <i>no activity</i> )		
E. Annual Meeting Planning	Ernie Taylor, President	
1. Review director election status: three position terms expire in 2024: Ernie Taylor, Fred Duhring and Paul Fujimoto		

2. Review nomination procedures
3. Confirm annual meeting date: Saturday, September 28<sup>th</sup>, 2024 at 9:00 a.m.

F. Other new business

Ernie Taylor, President

1. **Confirm next meeting:** Q3 Board Meeting – Friday, September 27<sup>th</sup>, 2024 at 2:00 p.m.
2. Other new business

## Additional Information

Virtual Meeting  
Procedures:

Audience members will be required to call in for this meeting. Only directors and essential staff will be permitted to attend in person. The phone line will open 5-10 minutes prior to the meeting.

**The call-in number is 1-253-205-0468 and the meeting ID is 751 051 6296.**

Open meeting conducted in accordance with RRO. The Board welcomes member attendance at Board meetings to observe business matters involving the Association.

Observers:

While the Board meeting is in session, there is no owner participation unless invited by the Chair. The Board meeting is a meeting of the Directors of the Association. Management and committee reports are given as requested and recognized by the Board. Business matters come before the Board when a motion is made and seconded, followed by a discussion period, before a vote is taken. This discussion is to take place only between the Board members (with management, if needed).

To provide an opportunity for members to address the Board, a time for owner comments will be set aside preceding the board meeting.

Please respect the following participation guidelines:

- Please raise your hand (virtually) to be recognized by the Meeting Facilitator. Once recognized, state your comment or concern in clear and simple terms and please limit it to three minutes. If someone else has already stated the same concern, please only comment if you have something new to add.
- **Please understand that the Board will not offer an immediate response/decision at this time.**

Any member unable to attend a Board meeting is always welcome to send a comment or concern in writing to the Board via the management company by fax, mail, or email. Submitting your comment in writing is encouraged.

Resource persons:

Staff