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| **Riva Chase Homeowners Association, Inc.** |

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| Board of Directors’ Meeting Minutes |

A regular meeting of the Board of Directors of the Riva Chase Homeowners’ Association, Inc. was held at 5:00 PM Thursday, May 6, 2021, via conference call to address those matters in the agenda set forth below and conduct such other business as may properly come before the Board. Homeowners can also utilize the following conference call number:

Phone #: 425.436.6305

Attendee Pin: 488010

Board Members in Attendance

Board of Directors Office Term/Expiration

Karen Carson Treasurer June 2023

Jessica Black Secretary June 2022

Danny Lavergne Vice President June 2023

Beth Jarabek Vice President June 2022

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| Agenda/Minutes |

1. Administrative Matters
   1. Meeting Minutes
      1. All board members reviewed minutes from February 25th meeting
      2. Minutes were motioned and approved 4-0
2. Financial Report
   1. See attached report for more information
      1. Financial report motioned and approved 4-0
   2. Ongoing issues with QuickBooks
      1. Full address is not printing on invoice
      2. QuickPay is also an issue but have not had a chance to troubleshoot
   3. Website
      1. Domain renew has been paid
      2. Website updates includes domain listing
         1. $228 that we feel is not needed for google search
         2. Proposed that we do not pay for ongoing services
   4. HOA Dues
      1. 3 people still have not paid
         1. One person indicated they would pay today
         2. One person communicated they do not currently live in the neighborhood, but we will research against new homeowners
3. ACC Report
   1. See attached report for more information
   2. Redhawk – the attorney’s have been notified and is starting the process
4. Welcome Committee
   1. Within the last 6 weeks 12 new welcome baskets were delivered to new neighbors.
   2. Backpacks were approximate $32.
   3. One new homeowner on Sleepy Hollow needs a welcome basket and will be delivered within the next two weeks.
5. New Business
   1. Homeowner Directory on Website
      1. We will talk with the web administrators to update
      2. We will also communicate to new owners to register on the website
   2. Food Truck
      1. May 15th from 4-8 pm
      2. Same truck with a broader offering ($250 minimum)
      3. There will be live music in the gazebo
      4. Residents pay for their own food
      5. Road construction along Hill and Dale will be happening so need to be mindful about where the truck is being parked. Hopefully, they will not be working on the weekends so it should not be an issue.
   3. 2021 Clean-Up Day/Week
      1. Day is scheduled for June 12th
      2. Slash will be picked up by a contracted source
      3. A roll off will be on Forest Hills for a least a week
         1. Anything bagged, yard waste only
      4. More communication will be forthcoming
6. Public Comment
   1. Mailbox Theft
      1. Several residents have reported that mail was stolen on May 5th or 6th
      2. If anyone has a photo or video of suspicious people, please report it
   2. Eastwood Gate
      1. It was reported to FHMD that the back gate could have correlation to the mail theft
      2. There was no definitive deadline as to when the gate would be fixed
   3. Driver Issues
      1. We had a neighbor walking their dog and was almost hit by a car.
      2. We had a report of a neighbor driving on Eastwood and was almost hit by an oncoming vehicle in their lane.
      3. FHMD is supposed to start road work at the end of this month. Sweeping must be completed first. They will be fixing cracks.
      4. HOA has offered to paint stripes around dangerous corners if needed. Someone will start a discussion with FHMD.
   4. Plumbing Issue
      1. On Chippewa and Anasazi, a homeowner has some plumbing done and contractors left a big hole. People have tried to contact the homeowners to get an update on repairs.

Meeting Adjourned at 5:36 pm

Attendees

* 1. Jessica Black
  2. Karen Carson
  3. Beth Jarabek
  4. Danny Lavergne
  5. Anne Nutt
  6. Dave Clappisi