

River Club Homeowners Association
North Augusta, SC
Board of Directors
Meeting 9/7/10
Minutes

Voting members present : Ed Hensel, President; Steve Donohue, Vice President; Tim Pate, Treasurer;,, Lee Wetherington, ACC Chair

Voting members absent : Jennifer Adams, Secretary

The President called the meeting to order at 7:04 pm.

Mr. Wetherington moved and Mr. Pate seconded a motion to approve the minutes of the 8/3/10 Board meeting. Without further discussion, the minutes were unanimously approved.

Mr. Pate submitted treasurer's reports for August. The report showed a starting balance of \$23,585.39, \$452.89 in expenses, with an ending balance of \$23,132.50. Two lot owners have yet to pay the annual assessment for 2010. The owner of lot #70 said they would not pay the assessment because they are turning over their lot to the bank as part of their loan default. Mr. Wetherington moved and Mr. Donohue seconded a motion for approval. Without further discussion the report was unanimously approved.

Under old business, Mr. Wetherington said the issue of a satellite dish at lot #84 was moot since the owner decided not to go forward with the satellite TV service.

Mr. Wetherington raised the issue of trying to improve the front entrance with a little color. Now that the water irrigation system is back in operation, the board agreed to authorize \$300 for improving the entrance with seasonal plantings plus refreshing the pine straw mulch.

Mr. Pate said he had received an invoice from architect John Oliver for \$500 for design services for the front entrance. The board approved payment of that invoice based on an earlier board authorization up to \$1000 for architectural services.

Mr. Hensel raised the issue of the partial building construction on lot # 23. The house was started in January 2009 and has been at its present incomplete state since the fall of 2009. The covenants require all houses to be complete on the exterior with landscaping within one year of the initial date of the building permit. The board was in agreement that the house was an eyesore for the neighborhood. The owner has been advised of his violation and been assessed \$100/day for incompleteness and is currently being assessed \$150/day. The board recommended the President seek legal advice for filing a lien against the property.

/s/	10/5/10
Steve Donohue	(date)
for Jennifer Adams	