

River Club Homeowners Association  
North Augusta, SC  
Board of Directors Meeting 08/12/14  
Minutes

Voting members present: Fred Ilardi, president; Cynthia Gordon, vice-president; Jennifer Adams, secretary; Tim Pate, treasurer; Lee Wetherington, ACC Chair

Voting members absent: none

Guests : Joe Pack (former president) and Ken Beck (current president) of Rapids HOA.

The meeting was held at Lee Wetherington's house, 289 East Shoreline Drive. Mr. Ilardi called the meeting to order at 7:05 pm and introduced the two guests.

Mr. Pack presented information that he had obtained during his position as president of the Rapids Homeowners Association on the collection of outstanding dues and other monies. He informed the Board of the court procedures available to be used by homeowners associations. He presented several incidences that the Rapids had dealt with. He also stated that the Rapids Homeowners Association was in the process of speaking with a law firm in Columbia, SC that specialized in homeowner's associations. Mr. Wetherington suggested that the associations should have a group meeting to share the legal costs. Mr. Pack stated that they would be in favor of this. The Board thanked the guests and they left the meeting.

The minutes from the June meeting were presented. The minutes were unanimously approved.

Mr. Pate presented the treasurer reports for June and July 2014. The June report showed a beginning balance of \$24,133.09 and an ending balance of \$23,089.66. There was \$1643.43 in expenses, which included the power at front entrance and boat dock, lawn maintenance, water bills, insurance policy and post office box rental. There was \$600.00 in deposits from homeowner dues, which included a \$50.00 donation. The July report showed a beginning balance of \$23,089.66 and an ending balance of \$22,570.58. There was \$519.08 in expense, which included the power bill at the front entrance and boat dock, water bill and landscaping bills. There were no deposits. It was noted that the bank statement, which closed on 6/30/14, had an ending balance of \$23,089.66. This amount reconciles correctly with the treasurer's June report. Mr. Ilardi made a motion to approve the reports. Mrs. Adams seconded the motion. Without further discussion the reports were unanimously approved. Mr. Ilardi asked Mr. Pate to forward outstanding bills from lot 68 to him. Mr. Pate agreed. Mrs. Gordon stated that her landscaper was maintaining lot 68 for a reduced price as a favor to her. Mr. Wetherington asked Mrs. Gordon to get an invoice from her landscaper for this work. She agreed.

Mr. Wetherington presented the ACC report. He stated that no plans had been submitted for construction on lot 27. He stated that the owners of lot 3 had submitted plans for a cabana that was not approved and were resubmitting plans for a smaller pagoda type structure in the backyard.

Mrs. Gordon stated that she had spoken with David Caddell, from the City of North Augusta, and he had stated the city had a work order to place bollards beside the empty lot in cul-de-sac on East Shoreline Drive to prevent cars from passing through. The bollards would still allow bikes and golf carts to pass through. Mrs. Gordon also stated that she had spoken with John Rutland about the cars parked on the street and had been told that any car that is in working order and has a valid tag, registration and insurance can park anywhere on the street or on any lot.

Mr. Ilardi stated that he had received several complaints about the boat parked in the road at lot 43. The homeowner was contacted and the boat was subsequently moved to the adjacent empty lot. Mr. Wetherington stated that he would contact the owner and inform him that he was in violation of the covenants and ask him to remove the boat.

Mr. Ilardi also stated that he was still receiving complaints about the truck parked on lot 81. Mr. Wetherington stated that this issue had been brought up at a previous meeting and it had already been settled that the truck parked on the lot did not violate any covenant. Mr. Ilardi disagreed and felt that the truck should not be parked there. Mr. Wetherington responded that this was not a Board issue. Mr. Ilardi disagreed and requested that an official vote be taken concerning the issue. The board voted and it was unanimously agreed that any car can be parked on an empty lot with the owner's permission and that this is not in violation of the covenants. (Mr. Ilardi abstained from the vote).

Mr. Ilardi stated that he felt the mailbox flags for the Fourth of July holiday was a great success. The board agreed.

The next board meeting was set for September 16, 2014 at Fred Ilardi's house, 346 East Shoreline Drive.

The meeting adjourned at 8:54 p.m.

Certified true and correct and approved at the 9/16/14 Board meeting.

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Jennifer Adams, secretary

9/16/14