

MINUTES FOR MARCH 19, 2019 BOARD OF DIRECTORS MEETING

RIVER RIDGE COUNTRY CLUB

PLEDGE OF ALLEGIANCE

CALL TO ORDER - Meeting was called to order at 6:00 PM

DETERMINATION OF A QUORUM - Present: Frank Lannon, President, Sande Nelson, VP, Larry Chubbuck, Director, Jerry Crawford, Treasurer, and Jill Samu, Secretary. Also present, Erik Boland, Property Manager.

READ OR WAIVE THE READING OF LAST MONTH'S MINUTES - Motion made and seconded to waive the reading of the minutes.

PRESIDENT'S REPORT -

Garbage - We got a bill for \$1472 for the last several years and last month we got a bill for \$1886.00. We have a new company in mind who will duplicate the services we now have....garbage pick up twice a week, and recyclables 1st and 3rd Wednesday. This local firm will be \$412 less per month for same services. **Motion made and seconded to accept All Haul as our new garbage service.** We have to write a letter to our current service, giving them a 30 day notice so new service will not start until April 2019.

Speed Bumps - Larry Chubbuck let everyone know we will be removing a percentage of them shortly. The ones being removed will be at the cart crossing between hole 14-15, and hole 16-17. Another set to be removed is at the back side of Tee Time. Others will stay for now. We will do everything we can to make this a safe development. If need be, the bumps can be put down again.

Questions and answers followed. If any one gets a license plate on speeders, send an email to Frank and he will talk to the deputies. The comment was made that a prospective buyer was put off by the bumps. Lots of people who don't live here are in violation as they come through the front gate and speed thru our development.

Pool - The contract was given to our attorney and Sande delivered a copy to the owner of the club.. Many people do not want the pool. Yes, the people will be able to see the contract before it's voted on. There will be limited memberships outside of our community. Much discussion followed.

Creative Design Proposal - Motion was made and seconded to purchase a replacement street sign for Short Court.

TREASURER'S REPORT - Cash balance for beginning of March was \$117,383. Our February income exceeded expenses by \$8200. We are still having problems with homeowners paying their maintenance fees late.

PROPERTY MANAGER'S REPORT - Erik came up with a letter dated November 2018 from the

garbage company saying they were raising our rates. The contract was signed in 2011. Erik attempted 3 times to get a copy of the signed iron abatement company and they will not respond.

Per Everton Gordon, the iron abatement system was serviced one month ago. We are looking to purchase an iron abatement system. Right now we rent the system for \$495 per pump/per month. We have talked to Pasco County Water Company and are now talking with civil engineers to see how much it would cost to bring reclaimed water from the street into our community. No major issues with pump 1, 2, 3 and 4. Pump 5 has major problems-going thru the system finding issues with the wiring which Everton showed to the residents. Everton and Tom looking for broken wiring on part of Dampier Court.

Frank talked about the lower half of Tee Time Circle regarding soil and mowing. Two residents asked that the company raise the blades of the mowers as their lawns are being scalped. Any complaints that go to Ameri-tech and are unanswered, forward that e-mail to Frank. Curbing will be cleaned in the future.

NEW BUSINESS - We have a \$4,000 credit coming to us from Waterside. This money will be for extra mowings but residents want to see a couple of trees and flowers planted at the front entrance.

Dogs - Jill Samu talked about the 4 dogs at 11444 Dampier Court. Three of them are full size and are pit bulls. The dogs got loose this past Friday around 5PM and ran up and down street then around Lounds Court and back to their yard. The owner did not realize the 4 dogs weren't in the house. A confrontation pursued with owner's son and a neighbor. Dogs are a real menace and people are afraid of them. Animal control has been to their home twice and John Samu called them twice to come out. We now have a case number but to date, animal control has not been out to the house. Bob Kareska then gave his report of the dogs and how he felt he needed to defend himself against them. Our attorney will receive a call about this incident tomorrow. This is an urgent situation that needs to be dealt with immediately. (Two other residents have had trouble with these dogs. The side window of this house was broken by one of the dogs when a resident walking their small dog went passed the window. Window was boarded up over a year until one of our resident's took it upon their self to replace that window!)

OLD BUSINESS - None

COMMITTEE REPORTS - LSI (see above), ARC - Two applications: (1) exterior painting (2) replace front door and side panels. **WELCOME** - new neighbors

ADJOURNMENT - Motion made and seconded to adjourn the meeting at 7:30 PM.

Respectfully submitted by Jill Samu, Secretary