

**Rio Crossing Homeowners Association
Regular Board Meeting
October 18, 2012 6:30 pm
Tasty Asian Kitchen**

Present: Julia Anderson, Lori McDonald,

Absent: Julie Gowlovech

Also present: Ande Huntley Community Manager with City Property Management Co. (CPMC),

Homeowners present: None

Meeting was called to order by Board President Lori McDonald at 6:38 pm

Minutes: The minutes of August 17, 2012 meeting were reviewed and Lori moved to approve as amended, Julia seconded, motion carried.

Financials: The financials were reviewed. Financials looked good. Income was \$25,012.36 expenses were \$30,963.95 with a net loss for the month of \$595.59. Julia motioned to approve financials, Lori seconded. Motion carried.

Management Report: Ande makes Community tours on every Tuesday or Thursday; The new landscapers, PureGreen started and are doing a fine job. The board also had lighting proposals to consider; Also a drywell proposal. There is more to report regarding the walls in executive session, the house on highland that burned, the owner has acknowledged the damage and said they will be working on this.

Architectural Requests:

Lot 25: approved with conditions-conduit to be painted to match body of house color.

Lot 333-approved

Lot 130-missing a page of details, not approved until missing page is sent Board needs detailed drawing, exact measurements, if they send in prior to 11-1, the Board will make a decision via email.

New Business: The community will have a garage sale in Nov. They would like two banners like the got for the picnic made that says virtually the same thing only Community Garage Sale. This Saturday 12-1. It was reported to the Board that there is a homeowner who is constantly having garage sales, and it is felt they are operating a business by doing so. Julia will get the

address and a picture to Ande. The new 2013 Budget was presented to the Board, it was voted in favor of and Lori signed it.

A proposal for pre-emergent & post -emergent was presented. Julia motioned to approve and Lori seconded. Lori signed the proposal. Lighting bids were also reviewed. The Tot Lot reports were also reviewed. The Board would like to postpone movie night to the spring. Ande will have Todd cancel it for Saturday.

Old Business: Ande has the banners looks good, she will give them to Julia; The bid by Torrent to do the drywell cleanout was voted favorably on and signed by Lori. The picnic was discussed, the menu, Lori will get the food, Ande got the bouncy, Lori also got the generator, and Julia will bring the games like last year. Ande will remind the three volunteers for the high school to be there. The Board wants Ande to contact Jill and let her know about the date and time to bring rescue dogs. Also discussed was the potential for a website. Julia asked Lori if it was alright that she and Dan put some ideas together and bring ht4em at the next meeting.

The next meeting will be November 15, 2012. 6:30 pm at Tasty Asian Kitchen.

With no further business before the board Lori motioned to adjourn the meeting, Julia seconded the motion, motion carried and the meeting was adjourned at 8:09 pm.

Respectfully Submitted,
For the Board of Directors

Accuracy only-this is limiting to liability to the amount charged to do this service.