



RIVERTON COMMUNITY ASSOCIATION

BOARD OF DIRECTORS MEETING AGENDA

Location: 280 Scottsville-West Henrietta Rd. West Henrietta, NY

Date: 7/19/22

Time: Meeting opened at 6:34 by Brandon Luther
Brandon called meeting to close at 7:42pm

ATTENDANCE

- RCA: Brandon Luther, Mike Welsch
- WEICHERT: Andrea Salinas, Curt Amesbury
- GUESTS:

ARCHITECTURAL REVIEW BOARD ITEMS

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FINANCIAL REVIEW

- BALANCES: OPERATIONS \$ _____ RESERVE \$ _____
- BILLS PAID: \$
- INCOME: \$

OPEN ITEMS

| TOPIC | DATE OPENED | UPDATES |
|-------------------------------------|----------------------------|--|
| Basketball and Tennis Courts Lights | 7/2022 | Lights at tennis courts have had an electrician come to look at them. Timers are set to turn on at 6pm and off at 10pm every day. Curt and electrician are working on repairing lights that don't work and timer being inconsistent – Dr. Electric coming 7/20 |
| Homeowner Delinquency | 4/2022 | Vynne Jo continuously contacting Homeowners, slowly gets people to respond |
| Lake Pamela | 4/2022 5/2022 7/2022 | Bathymetry Survey to be performed in May/June Survey being performed 6/5 Still waiting – Professor cancelled |
| Riverton Office Painting | 4/2022 | Some light green color, happening in the next few months, pool area to be painted as well |
| Website Update | 4/2022 5/2022 7/2022 | Brandon meeting with website company to refresh the website IT company has mapped website and received approval, waiting for Response. Need Company added to the Stripe account. New website to be activated with minor change. By-Laws link doesn't work |
| Mailbox update | 4/2022 5/2022 7/2022 | Inventory Mailboxes and perform rolling upgrades. We have a map of 72 mailboxes. If your mailbox is in need of repair or Replacement please email RCA@WEICHERTLILAC.COM , or BOD@RIVERTONCOMMUNITY.COM to have added to replacement Plan. Email sent out to acquire information, a handful of people replied |

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|-----------------------|--------|---|
| 2022 Pool Season | 4/2022 | We have 12 lifeguards, looking for 15+ to expand hrs. |
| | 5/2022 | We are up to 14 lifeguards. 15 needed to run 12hrs a day. Jasmine will Manage when we can do lessons/senior hours based on ability to staff. Hours will be limited in early June when high schoolers are in school as Well as late August. Carrie and Jasmine have been monitoring chemicals and water quality. It has been a challenge to stock up on Bromine. Permit is acquired and we are on track to open on time. Painting of building has been done and files have been organized. Pool chairs and concrete were power washed this year New chairs \$125 a piece Heater has been submitted through insurance for repair. Design Pools is Preparing a bid for repair. |
| | 7/2022 | Still awaiting response from Design Pools Cost of Bromine keeps increasing |
| Snack selling at Pool | 5/2022 | We will take proposals to allow kids to sell candy/ snacks at the Pool. |
| | 7/2022 | Monica handling the schedule |
| Asphalt Sealing | 5/2022 | Curt is acquiring bids – expecting 3 bids by next month |
| | 7/2022 | 2 bids received. Recommendation from Monica never responded. Lowest is \$12,500 up to \$21,000 for highest. Lowest was referred to us by Hidden Valley. |
| Document Storage | 5/2022 | BOD access to financial documents and organize the old storage |
| | 7/2022 | Brandon needs to get on his crap. Curt to re-activate link |
| Workers Comp Audit | 5/2022 | Curt is working on finalizing documents for workers comp audit |
| Picnic Tables | 5/2022 | 7 picnic tables have been refurbished and are being placed back out soon. Area at the end of Coneflower has been discussed with owner. Landscapers have been informed to mow around area for picnic table and plan has been made to clean up the rest of the area. |

NEW ITEMS:

- Tennis court lock - people slipping hand through gate to unlock

Curt working on a solution to block people's hands. Put note in newsletter?

- Pool update - Swim lessons being offered, Pool party inquiries -

How many passes can be purchased at a time for a party? Can residents use a guest pass if going to the pool with another resident?

Carrie has certification for lessons. QR code used to pay for lesson. All will depend on lifeguard availability and lesson demand. Email to go out.

Can a resident buy a guest pass? Check if there's a rule.

- Pool Membership numbers
- Schedule a special meeting to talk about property management going forward - Schedule a special meeting in the beginning of August – Tuesday 8/2 – 6:30pm
- Budget numbers
- Detailed itemized breakdown of commercial property bills, can we send something out?
- Parcel A – Builder contacted Brandon, had questions and requested information. Construction expected to begin the next couple of months.
- Update Board Page on website and BOD in Newsletter.
- Need to get Chelsea off of bank and all other docs. Email deleted, secretary email forwarded to someone. Chase bank on Monroe ave
- Newsletter use newsletter URL not just website.