

**THE RIVERVIEW ASSOCIATION, INC.
1400 FIRST AVENUE WEST
BRADENTON, FL. 34205
BOARD MEETING # 7 MINUTES
MULTI PURPOSE ROOM
May 31, 2019 9:34am**

Attendees: President: Andy Buschbom – Conference call
Secretary: Liz Andricks
Treasurer: Geri Kenyon
Directors: Griff Griffith, Arthur McGlade, Suzanne Daniel
Paradise Management: Liz Andricks

PROOF OF MEETING NOTICE: Notice was posted 48 hours before the meeting and emailed, hand delivered and mailed to owners on 5/27/19.

QUORUM: Five board members present so there is a quorum; Geri Kenyon called the meeting to order at 9:34am.

APPROVAL OF MINUTES: Motion by Geri Kenyon 2nd by Suzanne Daniel to approve the minutes of Board meeting #6, May 9, 2019, **motion carried unanimously.**

FINANCIAL REPORT:

- Liz presented Income statement & Balance sheet May 2019. These will be distributed to owners with the minutes.
- The budget is being adjusted throughout the year. As the original budget was not as detailed.

NEW BUSINESS:

- **Arbitration Petition Rental Violation Unit 504:** Motion by Griff Griffith 2nd by Art McGlade to move forward with filing an arbitration petition for rental violation, **Motion Carried unanimously.**

OLD BUSINESS:

- Board members: Turn in certifications if you have not already done so for file.
- \$250.00 to be reimbursed to Suzanne Daniel for loaner key turned in.
- Compliance check on unit 504, 5/9/19 & rechecked on 5/31/19 unit is in compliance, compliance check on unit 506 on 5/9/19 unit is in compliance.
- New door to be replaced on unit 105 Tuesday 6/4/19.
- Roof inspection scheduled in June.
- John Shirkey scheduled to open Trash doors June 15 to July 2, 2019.
- John Shirkey to check on unit #502 water heater replacement, supposed to be replaced this summer.

OTHER BUSINESS:

- Art suggested future project of painting metal frame on sliders & balcony railings.
- Liz provided quote from Gator Paving for reserve analysis. Tom Lightcap of Gator Paving estimated remaining life 5 years conservatively.
Estimated cost to replace:
Remove by Milling 1 ½" existing pavement \$24,000.00
Resurface new asphalt approximately 1 ½" thick \$40,000.00
Restriping, resetting & painting wheel stops \$ 2,000.00

Total: \$66,000.00
- Liz spoke to Otis for quote for elevator replacement for reserve analysis.
- Andy to address van parking in uncovered spot which outlined in the documents is subject to such conditions and for such duration of time as approved by a majority of the voting interest of the association.
- Liz & Andy to work with association insurance company to see if we can file claim to recover funds for damage due to water heater failure.

With no further business to be addressed Motion by Griff Griffith 2nd Art McGlade to adjourn, Motion carried.

ADJOURNMENT 10:19am

