

THE RIVERVIEW ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING
April 12, 2022

BOARD OF DIRECTORS MEETING MINUTES

CALL TO ORDER: Meeting was called to order at 10:00 am by Ken Altergott in the multi-purpose room, 1400 1st Avenue W, Bradenton, FL

DETERMINATION OF QUORUM AND CONFIRMATION OF PROPER MEETING NOTICE: Present in person were Griff Griffiths, Ken Altergott, Jerry Boucher, Susan McSweeney and Chris Blaine and Margaret Kennedy from All Florida Services Management (AFSM). A quorum was established with five (5) board members participating. The meeting notice was posted on the property forty-eight hours prior to the meeting date in accordance with Florida Statutes.

APPROVAL OF MINUTES: No *motion* was made to approve the March 10th or April 1st, 2022, minutes and will be moved to the next scheduled Board meeting.

NEW BUSINESS:

- Bob Clouser was present and reviewed procedures for work orders for the building. He indicated it is imperative that Unit numbers and good phone numbers be put on the work orders. Bob is cutting back to two days a week, Tuesday, and Friday
- Mike Palladino, previous President and Charles Zajackowski, Treasurer, have submitted their resignations to the board, Chris Blaine made motion to accept resignations, Susan McSweeney seconded, all in favor, motion unanimously passed.
- Review of Treasurer and what AFSM will do and what is expected of Treasurer, Ken Altergott made motion to nominate Chris Blaine as Treasurer, Susan McSweeney seconded all in favor, motion unanimously passed.
- Review of Vice President/Secretary, Susan McSweeney was nominated by Ken Altergott, Jerry Boucher seconded, all in favor, motion unanimously passed.
- Review of President position, since Ken Altergott has been interim president, motion was made by Susan McSweeney to make Ken Altergott President, seconded by Jerry Boucher, all in favor, motion unanimously passed.
- Discussion about the outside lawn and overseeing, Griff Griffiths said he would do this. Further discussion about Green Thumb when they blow the yard, to not blow onto the cars, AFSM to discuss with Green Thumb. Also discussed that Daves will come in June to trim trees and then back in the fall.
- Discussion about washing machines and dryers, Jerry Boucher will handle, the second floor washing machine waiting on Maytag to send new machine as old one is under warranty and they are replacing it. Discussion about buying new machine and when replacement comes storing it in 8th floor stairwell, AFSM advised not doing this as it is against fire code, discussion tabled until a better storage idea comes up. 7th floor washer is having issues and AFSM to send Jerry name and number of repairmen.
- Discussion about website and Florida Community Association Journal magazine. AFSM stated Pinnacle just paid for Association to receive Journal magazine. AFSM will work on website with Fred Hart.
- Discussion about tankless water heaters and issues that can come up with the building with them, only 100amp service to each unit.

ADJOURNMENT:

Meeting was adjourned at 11:34 a.m.