

River Place Owners' Association
Final Minutes from the Board of Directors' Meeting
Thursday, January 19, 2023

In Attendance – Board of Directors

James Marandi – President (Parcel 5 Commercial Representative)
Andrew Spell – Vice President (North Representative)
Lauren Hall – Secretary (South Representative)
Troy Dibley – Treasurer (Non-Voting Member)
Karim Benni – Alternate Director (East Representative)
Richard Hess – Director (Parcel 5 Commercial Representative)
Jim Wolf – Director (Parcel 5 Commercial Village Representative)

Absent – Board of Directors

Pat Fairman/Matthias Mittman – Director/Alternate Director (West Representative)

In Attendance – Property Management

Terry Presmont, General Manager

I. Call to Order

A meeting of the River Place Owners' Association Board of Directors was held on Thursday, January 19, 2023, at 5p.m. Board President James Marandi called the meeting to order at 5:09 p.m.

II. Approval of the Agenda

MOTION: Mr. Spell moved to adopt the agenda as amended. The motion carried unanimously (6-0-0).

III. Approval of Prior Meeting Minutes

Draft Meeting Minutes for October 11, 2022

MOTION: Mr. Spell moved to approve the October 11, 2022 meeting minutes as presented. The motion carried with four in favor, two abstentions, and none opposed (4-2-0).

Draft Meeting Minutes for October 20, 2022

MOTION: Mr. Spell moved to approve the October 20, 2022 meeting minutes as amended. The motion carried with four in favor, two abstentions, and none opposed (4-2-0).

IV. Reports

1. President's Report: Mr. Marandi reported on costs and building representatives to the OA.

2. Treasurer's Report: Mr. Dibley reported on the draft FY 2023-2024 budget and a discussion ensued.

3. Manager's Report: Mr. Marandi led discussion of the Manager's Report, including the reserve study, as Ms. Presmont was experiencing technical difficulties.

4. Committee Reports:

i – Compensation Committee: Chairman Dibley reported on committee activities regarding health insurance packages and salary data.

ii - Joette Waters Memorial Garden Committee (ad hoc): Ms. Presmont recapped the status of securing vendor availability for this design project and Mr. Spell noted the latest activities in relationship building and soliciting feedback from a sought vendor.

V. Old Business

1. North Lynn Street Pedestrian Entrance--Monday Properties/Rosslyn BID Partnership: Director Spell reported on progress regarding this project, including a pathway, fence, and fence vendor.

2. 2022 Landscape Plan: Director Spell updated the Board on this project progress during his report on progress working with a prospective project partner for design of the memorial garden.

3. EV Charging Station Proposals: Mr. Marandi reported on the status of one of the prospective partners' proposals.

4. Parking Transfer Approvals/Processing: Mr. Marandi reported on input for an updated parking transfer package.

5. Reserve Study Update: See item IV.3, Manager's Report.

VI. New Business

1. FY 2023-2024 Draft Budget: See item IV.2, Treasurer's Report.

VII. Executive Session

DECISIONS: At 6:23pm Mr. Marandi transitioned the Board into Executive Session.

At 8pm Mr. Marandi returned the Board to Regular Session.

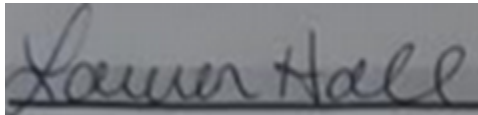
Mr. Marandi announced the Executive Session had ended and noted the topics discussed were those on the Executive Session agenda. No decisions were reported.

VIII. Adjournment

MOTION: At 8:03pm Ms. Hall moved to adjourn the meeting. The motion carried unanimously.

Attested By:

Board Approval Date:



2/16/2023

Lauren Hall, Secretary
River Place Owners' Association Board of Directors