



**RIVER PLANTATION COMMUNITY IMPROVEMENT ASSOCIATION
BOARD OF DIRECTORS EXECUTIVE/ OPEN MEETING
July 8, 2025 BEGINNING AT 7:00 P.M.**

The Board of Directors meeting of River Plantation Community Improvement Association, Inc. was held on the above date and time.

Directors Present: Jamie Goodman, Linda Vandever, Doug Skinner, Linda Schneider, Kaity Fisher, Matt West, Clayton Trahan, Steve Dresel, and Spencer Row.

Attendance: Bobbie Lopez with Somerset Associations Management Company was present.

EXECUTIVE SESSION

Call to Order: Due notice having been given and a quorum being present, the Executive Session was called to order 6:09 p.m.

Executive Session Summary: - The Board discussed deed restriction violations, including force mows; Delinquency and Legal Status Reports. The board voted to proceed per policy and send habitual Deed Restriction Violations to the attorney.

A motion was made, seconded, and carried to adjourn Executive Session, to Open Session Meeting 7:00pm

OPEN SESSION

Call to Order: Due notice having been given and a quorum being present, the Regular Session was called to order 7:05pm.

Approval of Minutes:

Director Vandever made a motion made to approve June 17, 2025 Meeting Minutes and Director Fisher seconded the motion. Board voted all in favor.

Financials: Director Goodman reported that June 2025 Financials are not available until July 9, 2025

Committee Reports

Grounds and Maintenance:

Director Goodman reported that there have been several repairs made at the Charleston pool. Director Goodman also reported that she contacted the Urban Forestry regarding several dead trees throughout the community. They informed her that most of the trees are dead.

Park and Pool: Director Goodman reported that several residents requested more tables at Sports Park Pool. The board will take a look at the budget before approving the cost of tables. Director Goodman also reported that the sewer was backed up in both restrooms. The board discussed Best Plumbing cost to repair the issue. Director Skinner made a motion to approve Best Plumbing in the amount of \$185 and \$125 each additional hour, including equipment and materials. Director Fisher seconded the motion and the board voted all in favor.

Safety and Security- No reports at this time.

Special Events: Director Goodman reported that the 4th of July event was a success. She thanked everyone for helping. Director Fisher reported that she also received positive responses from homeowners.

Communication & Tech: Bobbie Lopez will continue uploading community information.

Architectural Control: Bobbie Lopez reported eight (8) approvals and four (4) denials. The ARC Committee continues to work on applications every other week.

Compliance: All Force Mows have been issued and Bobbie will continue monitoring habitual violations. A total of 118 violations were reported for the month of April.

Historical: No reports at this time.

Policy and Procedure: No reports at this time.

Flood Committee: No reports at this time.

President Report:

Director Goodman reported on the upcoming Election Meeting. The board needs to determine the dates and will keep residents informed.

Homeowner Forum:

An owner asked if the financial reports could be made available for residents. Bobbie Lopez will work on updating most current. An owner asked about the Call for Candidates form and if a letter for bad trees has gone out. She also mentioned that she enjoyed the 4th of July event.

Adjournment: A motion was made, seconded, and carried to adjourn the Open Session Meeting at 7:38 p.m.
There being no further business to come before the Board, the meeting adjourned 8:06 p.m.