

TOWN & RIVER CIVIC ASSOCIATION, INC
BOARD OF DIRECTORS MEETING MINUTES
South Pointe South Clubhouse
6:30 pm, March 13, 2025

CALL TO ORDER - Vice President - John Kristobak

OFFICERS, DIRECTORS, & RESIDENTS PRESENT

A quorum was established.

Present: Vice President John Kristobak, Homeowners: Mike Humphrey and Justin O'Brian

Directors: Gary Hudson, Marge Byrne, Martha Smith, Jeremy and Jennifer Deates, Mark Generales, George Winn,

Absent: Secretary, Renee Notes, Treasurer, Ann Marie Aeschliman, Director, Tom Aeschliman

APPROVAL OF MINUTES

February 13, 2025-Motion to approve. Second, All in Favor

TREASURER'S REPORT – Treasurer Absent

February 2025 Financial Statements were sent to the Board via email.

- Motion to accept financial statements, seconded and all in favor.

ARCHITECTURAL REVIEW COMMITTEE

Architectural Review report

- 13 requests made.
- 2 requests the Architectural Review Committee is awaiting drawings and plans from the homeowners
- 11 of the requests have been approved

DEED OF RESTRICTIONS - No new changes to report

Two new violations have been reported by homeowners and the Board is in process of sending notification letters

OLD BUSINESS

- Fiber optic installation repairs for homeowners have been completed.
- TRIU Budget approval meeting scheduled for March 26, 2025

NEW BUSINESS

- To fill two vacancies, Justin O'Brian and Mike Humphrey were appointed by the Board. These appointments will be subject to approval at the 2026 annual meeting.
- At the Deep Lagoon entrance, new solar lights to replace the ones stolen were installed by Jeremy Deates. He will be reimbursed.

Bids for hard-wired lights at the Deep Lagoon entrance will be sought.

OWNER COMMENT PERIOD

None

MEETING ADJOURNED at 7:05