

RIO VISTA COMMUNITY ASSOCIATION

<u>Other Guest(s)</u>	
Venessa Miller.	
HOA Management Solutions, Inc. by and through Sarah Resa (SR) or Mario Valenzuela (MV)	

1.c Approval of July 30, 2019, Board meeting minutes.

2. **New Business**

2.a New Items, Floor Items & Open Discussion

1. 2020 Budget Review
2. Rescheduling of Annual Meeting – Lack of Nominees
3. Open Floor

2.b Next Meeting:

Board of Directors Annual
 Date: Tuesday, October 29, 2019
 Time: 6:00 p.m.
 Location: Rio Bravo Country Club

3. **Financial & Accounting**
 Section 3 Supporting Documents in Attachment 3.

CONSENT – Consent items designated with the letter “C.”

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3.a	Financial Summary – account balances as of September 24, 2019.	C	\$163,385.33 Chase Operating Account \$127,364.48 Chase Savings Account ----- \$292,749.81
3.b	Chase Bank Checking Activity, Operating Account, Reconciliation, and Bank Statements for account ending 7230. Reconciliation reports through 7/31/19 & 8/30/19.	C	\$160,286.22 – 8/30/19 \$156,681.27 – 7/31/19
3.c	Chase Bank Savings Activity, Reconciliation, and Bank Statement for account ending 8065. Reconciliation report through 7/31/19 & 8/30/19.	C	\$127,364.28 – 8/30/19 \$127,360.32 – 7/31/19
3.d	Chase Bank Certificate of Deposit Activity – closed.		
3.e	Financial Reports for July and August 2019.	C	Profit & Loss Statement of Cash Flows

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Balance Sheet
Budget to Expense
Reserve Report

3.f Outgoing Funds – Ratification
of Ratification of electronic C
payments and approval of
payments to issue.

RATIFICATION – Cal Water

- C 1. \$152.36 on 9/3/19 to California
Water Service (account
9554734079) Electronic Payment
- C 2. \$351.38 on 9/3/19 to California
Water Service (account
3299590663) Electronic Payment
- C 3. \$212.72 on 9/3/19 to California
Water Service (account
7344360372) Electronic Payment
- C 4. \$163.53 on 8/5/19 to California
Water Service (account
9554734079) Electronic Payment
- C 5. \$353.62 on 8/5/19 to California
Water Service (account
3299590663) Electronic Payment
- C 6. \$219.44.78 on 8/5/19 to California
Water Service (account
7344360372) Electronic Payment

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RATIFICATION – PG&E

- C 7. \$111.13 on 9/10/19 to PG&E
(8505317686-4) Electronic
Payment
- C 8. \$107.48 on 8/13/19 to PG&E
(8505317686-4) Electronic
Payment

CHECKS TO DISBURSE

- C 1. \$955.00 to Plahn Landscaping
(8/2019 service, sprinkler repairs)
- C 2. \$1,030.00 to Plahn Landscaping
(7/2019 service, fertilizer)
- C 3. \$1,212.21 to HOA Management
Solutions, Inc. (8/2019)
- C 4. \$1,116.71 to HOA Management
Solutions, Inc. (7/2019)
- C 5. \$435.75 to Farmers Insurance
(insurance)
- 6. \$51,932.96 to The Manors (cost
sharing) DISPUTED
- 7. \$2,867.11 to Law Offices of
Pamela Moore (legal) DISPUTED

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- 3.g Other Financial Items
 - 1. Financial Summary – CD
 - 2. Reserve adjustments
 - 3. RVECA Balance
 - 4. Meeting with CPA's Office
 - 5. Meeting with Morgan Stanley

- 4. **Regular & Ongoing Business**
Section 4 Supporting Documents in Attachment 4.

- 4.a Operational Items
 - 1. Architectural Report
 - 2. Inspection Activity Report
 - 3. Drainage & Flood Mitigation / Status / Drainage Bids
 - 4. Mailbox Replacement Status
 - 5. Files Destruction

- 4.b Roadway Maintenance
 - 1. GPM Slurry seal and repairs scheduled for 9/16, 9/18 to 9/20/19.
 - 2. Street Sweeping schedule for end of October 2019.

- 4.c Landscape Maintenance
 - 1. Tree maintenance review

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4.d Board Education & Training Davis-Sterling Newsletter Topic Items and Links

4.e Summary of Prior Executive Session Report Executive Session occurred after Regular Session.

Adjournment of Meeting

Time:

Notes:

1. Unless indicated, a quorum has been determined to exist if minutes are approved for the respective meeting date indicated.
2. Incoming and Outgoing Correspondences: General, Billing, and other general correspondences, billings, and communications are not posted for meetings but are available for inspection as required by law. Correspondences bearing key relevance to upcoming meetings are generally listed in agenda.
3. For simplicity, initials of Board & Management members are used.
4. Supporting documents, if any, are placed in order of the appropriate section.
5. Supplemental information to be provided at BOD meeting if it becomes available.
6. Certain information may be redacted in part because of privacy or other reasons per direction of Board but is available for inspection as required by law.