

**River Point Community Association
Board Meeting Minutes
July 19, 2021**

Call to Order: Shantell Hughes, President, called the meeting to order at 6:32pm.

Roll: David Tackett and Barbara Center

Invitees: All association members

Approval of Minutes:

May 17th Meeting Minutes - Approved and filed as read.

Managers' Report:

Security Report for May - Submitted and available at meeting.

Officer's Report:

Treasurer's Report for May and June - Submitted and available at meeting.

Committee Reports:

ARC Report for May and June - Submitted and available at meeting.

Unfinished Business:

Kernan Wall Construction – Tabled until further notice.

New Business:

None.

Open Forum:

Crabapple homeowner asking when trees will be planted in the entrance. We have a call in to our landscapers for a quote and timeline.

Meeting was adjourned at 7:05pm.

Members in Attendance at Meeting:

Shannon & Stefani Sellers
Tina Sorkness

Minutes approved:

As read ✓
As Corrected
Date: 10/4/21



Brian Noell, Secretary

Treasurer's Report

June 2021

Income – \$1,569.49

Disbursements - \$8,780.20

Balance as of May 31, 2021 – \$7,210.71

David Tackett

Treasurer 2021

Riverpoint Community Association,

Copy of Balance Sheet

Properties: Riverpoint Community Association, Inc. - c/o River City Management Services, Inc. P. O. Box 50886 Jacksonville Beach, FL 32240

As of: 06/30/2021

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Balance
ASSETS	
Cash	
Operating Cash	58,705.81
Savings Cash	2,027.12
Reserves Cash	112,624.57
Total Cash	173,357.50
ASSETS	
Accounts Receivable	3,190.11
Total ASSETS	3,190.11
TOTAL ASSETS	176,547.61
LIABILITIES & CAPITAL	
Liabilities	
LIABILITIES	
Prepaid Assessments	3,616.03
Total LIABILITIES	3,616.03
Total Liabilities	3,616.03
Capital	
RESERVES	
General Reserves	25,057.43
Total RESERVES	25,057.43
Retained Earnings	95,964.41
Calculated Retained Earnings	51,744.74
Calculated Prior Years Retained Earnings	165.00
Total Capital	172,931.58
TOTAL LIABILITIES & CAPITAL	176,547.61

Treasurer's Report

May 2021

Income – \$846.07

Disbursements - \$14,757.72

Balance as of May 31, 2021 – \$13,911.65

David Tackett

Treasurer 2021

Riverpoint Community Association,

River Point Community Association, Inc.
Balance Sheet
As of May 31, 2021

	<u>May 31, 21</u>
ASSETS	
Current Assets	
Checking/Savings	
C1CU Money Market	112,582.92
C1CU Savings	2,026.95
Smartstreet	65,854.52
Total Checking/Savings	<u>180,464.39</u>
Accounts Receivable	
Accounts Receivable	-1,088.03
Total Accounts Receivable	<u>-1,088.03</u>
Total Current Assets	<u>179,376.36</u>
TOTAL ASSETS	<u>179,376.36</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
Reserves	25,057.43
Total Other Current Liabilities	<u>25,057.43</u>
Total Current Liabilities	<u>25,057.43</u>
Total Liabilities	25,057.43
Equity	
Retained Earnings	95,315.30
Net Income	59,003.63
Total Equity	<u>154,318.93</u>
TOTAL LIABILITIES & EQUITY	<u>179,376.36</u>

River Point Security Report – May 2021

Through the month, contact was made with residents in the neighborhood who were observed walking in the area. During the month, the following days patrol efforts were enforced on the following dates along with CCR numbers all incidents were logged under.

05/07/21 CCR# 273562

During the day of 05/07/21 a heavy traffic presence was made. I positioned my vehicle at all the entrance/exit points in the neighborhood at some time during the deployment. There was light vehicle travel during my time of the deployment. There were no driving infractions observed during my time. There was no suspicious activity in the neighborhood during my time. There were no commercial vehicles parked on any roadways inside the subdivision.

05/11/21 CCR# 281790

During the day of 05/11/21 a heavy traffic presence was made. I positioned my vehicle at all the entrance/exit points in the neighborhood at some time during the deployment. There was light vehicle travel during my time of the deployment. There were no driving infractions observed during my time. There was no suspicious activity in the neighborhood during my time. There were no commercial vehicles parked on any roadways inside the subdivision. There was no contact with resident due to inclement weather

05/20/21 CCR# 302052

During the day of 05/20/21 a heavy traffic presence was made. I positioned my vehicle at all the entrance/exit points in the neighborhood at some time during the deployment. There was light vehicle travel during my time of the deployment. There were no driving infractions observed during my time. There was no suspicious activity in the neighborhood during my time. There were no commercial vehicles parked on any roadways inside the subdivision.

05/21/21 CCR# 303967

During the day of 05/21/21 a heavy traffic presence was made. I positioned my vehicle at all the entrance/exit points in the neighborhood at some time during the deployment. There was light vehicle travel during my time of the deployment. I made contact with residents located at 12210 Dove Ridge Drive, 12137 Camp Creek Drive, 12244 Beaver Run Drive, and 12224 Beaver Run Drive. I was notified about the increasing of speeding on Monument Landing and Running River Road. I then made contact with a resident on Monument Landing who expressed that there have been several instances of drivers entering into the subdivision at a high rate of speed. He went on to say that they also exit the subdivision at a high rate of speed as well. I advised him that I would contact the traffic officers assigned to the area to possible try and come and set up speed traps. I also recommend that the subdivision get additional speed bumps placed on Monument Landing and Running River. I will continue to monitor the area for the increase of traffic flow.

05/23/21 # 307922

During the day of 05/23/21 a heavy traffic presence was made. I positioned my vehicle at all the entrance/exit points in the neighborhood at some time during the deployment. There was light vehicle travel during my time of the deployment. Radio transmissions were monitored which revealed no calls for service during my time of the deployment. There were no commercial vehicles parked on any roadways inside the subdivision.

River Point Community Association

ARC Report

May and June 2021

ARC Requests received and approved:

5/7	1835 High Brook Ct.	shed & fence	app
5/7	1795 High Brook Ct.	shed	app
5/7	1633 Crabapple Cove Ct. N.	landscape bed	app
5/10	1398 Pink Panther Dr.	patio enclosure	app
5/12	1880 Running River Rd.	driveway extension	app
5/17	12220 High Laurel Dr.	windows	app
5/27	1306 Trotters Walk Way	fence	app
6/4	12240 Beaver Run Dr.	fence	app

Shantell Hughes
River Point Community Association