River Club Homeowners Association
North Augusta, SC
Board of Directors
Meeting 12/2/08
Minutes

Voting members present: Tim Pletcher, President; Ed Hensel, Vice President; Cameron Terry, Treasurer; Steve Donohue, Co-secretary;

Lee Wetherington, ACC Chair - arrived at 7:28 pm

Voting members absent: Pat Donohue, Co-secretary

Others present: Lee Jones, 363 E. Shoreline Dr., Association member

The President called the meeting to order at 7:07 pm.

Mr. Hensel moved and Mr. Pletcher seconded approval of the minutes of the 11/11/08 meeting. Without discussion the minutes were unanimously approved.

Mr. Terry presented the Treasurer's report for November. Mr. Hensel moved and Mr. Pletcher seconded approval. Without discussion the report was approved.

Mr. Terry advised the Board as a follow-up to the last meeting, that he made inquiries concerning investment vehicles for the HOA cash funds. Citizens Bank offers 7-month CDs at 3.25% APR and a money market fund at 2.5% APR. The Board, by consensus, authorized Mr. Terry to use his discretion to invest the HOA's funds in either of those.

Mr. Jones asked if anyone on the Board had checked the site plans for the house under construction on lot # 25 for compliance with the 30-foot set back requirement from the rear property line. Mr. Wetherington and Mr. Pletcher said they had measured the set back from the lateral property line, but had not checked the rear set-back. Mr. Wetherington said the west wall on lot # 25 which is closer than 10 feet from the lateral property line is a retaining wall and not really part of the house. The retaining wall was necessary to control water run-off from the adjoining property. The retaining wall will have dirt back-filled against it to grade level so that only 1-2 feet above the ground will be visible. Mr. Wetherington said he would measure lot # 25 for compliance with the 30-foot set-back requirement.

Mr. Jones also asked the Board about a drainage ditch that ran behind his property (lot #73). Some one has filled the drainage ditch, such that when it rains, there is a large body of standing water on lot # 70 which is visible from his property. Mr. Wetherington did not view water drainage as within the purview of the HOA. He advised Mr. Jones to request the City to review the situation, since there may be a city drainage easement involved. Mr. Jones said he would follow up with the City and advise the HOA Board on what he finds out.

Mr. Wetherington also noted that several street lights are out on Riverside Boulevard, and he had asked the city to check them out and replace or repair as necessary.

The Board agreed to set the next meeting for Tuesday, January 6th, 2009 at 7:00 pm at Mr. and Mrs. Wetherington's house, 289 E. Shoreline Dr.

The meeting adjourned at 8:02 pm by acclamation.

Certified true and correct and approved at the 1/13/09 Board meeting.

/s/ 1/14/09

Stephen P. Donohue (date)
Co-Secretary