

MINUTES OF THE
RIVER PLACE NORTH HOUSING CORPORATION
33rd ANNUAL MEETING
March 17, 2015
1121 Arlington Boulevard
Party Room, Lobby Level
Arlington, Virginia 22209

- I. **CALL TO ORDER:** President Hashmat Ali called the meeting to order at 6:31 p.m.
- Directors Present: Mr. Hashmat Ali, President
Mr. Raymond Miller, Vice President
Ms. Jennifer Pitz, Secretary
Mr. Robert Turman, OA Representative
Mr. David Weinberg, Director
Mr. Brad Niesen, Director
- Directors Absent: Mr. Andrew Spell, Treasurer
- Management: Mr. Francisco Foschi, Building Manager
Ms. Leila Riahi, Assistant Manager
- II. **PROOF OF QUORUM:** Mr. Ali announced the presence of a quorum.
- III. **PROOF OF NOTICE:** Mr. Ali notices of the Annual Meeting were sent out on February 20, 2014.
- IV. **READING AND APPROVAL OF MINUTES:**
- MOTION:** It was moved and seconded to dispense with the reading of the Minutes of March 18, 2014 Annual Meeting and approve the minutes as presented. The motion passed unanimously.
- V. **APPOINTMENT OF VOTE TELLERS:** Mr. Ali appointed the League of Women Voters as vote tellers.
- VI. **INTRODUCTION OF BOARD MEMBERS AND STAFF:** Mr. Ali introduced the current Board members and management staff.
- VII. **REPORTS:**
- A. **President:** Mr. Ali reported on these 2014-15 projects: the installation of the new chiller and the visitors remote entry system and the ongoing fire alarm system replacement and party room upgrades. He also said that next year hallway improvements, 2 roof terraces, and electric panels would be addressed.
- B. **Treasurer:** Reporting for Mr. Spell, Mr. Turman cited the draft budget. He said that since expenses--especially utilities--were going up and reserves needed to be increased, the proposed assessment increase is 2.92% or slightly higher.
- C. **OA:** Mr. Turman said that the site manager has done a good job of taking care of the grounds and maintaining the property. He also said that the plan is to train guards in customer service and to make benefits competitive so that good employees stay at River Place. He added that upcoming OA activities include upgrading the pool, paving and repairing the grounds, and maintaining the property.
- VIII. **ELECTION OF BOARD MEMBERS:** Mr. Ali said that there were 4 vacancies and 4 candidates: Mr. Ali, Mr. Miller, Mr. Turman, and Mr. Weinberg.

MOTION: It was moved and seconded to accept the 4 candidates for Board vacancies by acclamation. The motion passed unanimously.

IX. **DRAWING:**

The winners of the drawing for \$250 off assessments were Unit #122 (Jennifer Pitz) and Unit #230 (Troy Dibley).

X. **ADJOURNMENT:**

MOTION: It was moved and seconded to adjourn the 33rd Annual Meeting of River Place North at 7:04 p.m. There were no objections.

SUBMISSION OF MINUTES

Barbara Seaman,
Recording Secretary

Approved by:
Jennifer Pitz, Secretary
River Place North
Housing Corporation