

April 2010

# RIVER OAKS ASSOCIATION, INC.

*The Homeowners Association for River Oaks Subdivision*

*P.O. 4053*

*Newark, Ohio, 43058*

Dear River Oaks Homeowners:

Whoopee, it's April 2010, and Spring is finally here. Here are a few items that the Association trustees and its committees would like to share with you to ensure our community maintains and improves its well-deserved image and the pride of its residents.

## Lawn care:

Subdivision covenants specify that we need to maintain weed-free lawns. Now is an excellent time to apply a pre-emergent to your lawn to get rid of future pesky and unattractive weeds. Any local gardening outlet or center has a variety of products available.

Overall yard cleaning is also in order, such as the removal of sticks, dead leaves and other unsightly objects that affect the Community's appearance.

## General Issues:

- ✓ **Parking** – if you park a vehicle (remember, no commercial vehicles, travel or house trailers) on the street, please park it in the same direction as the flow of traffic. It is a Heath City ordinance, and if parked incorrectly, a citation could be issued. Also, vehicles should not be parked on the grass.
- ✓ **Dumping** – all of the subdivisions' covenants prohibit the dumping of any sort of refuse, including trash, lawn clippings and branches on any lots in the subdivision.
- ✓ **Trash Receptacles** – day-to-day storage of green or blue trash receptacles in the front of residences is not good for the overall community appearance. The preferred placement is in the garage, or out of sight on the side or behind the residence.

## Social & Community Activities:

- ✓ The Social Committee is in the planning stage of a number of social events for the coming year, including a more inclusive annual homeowners' meeting on **Thursday, June 17, 6:00 pm** at the River Oaks Condominiums Club House, directly across Irving Wick from our subdivision. This is your community, and you should plan to attend!
- ✓ Fall is a good time for "green-thumb" enthusiasts to conduct a plant swap with their neighbors. Such an event can be held if there is sufficient interest expressed at the annual meeting.

## Association Responsibilities:

As we, the homeowners and residents of River Oaks, take on more of the responsibilities of the Homeowners Association from the original developers, the following are issues each of us should be aware of:

- ✓ **Annual Dues** – Dues must be paid in full in June of each year. These dues cover River Oaks' expenses such as landscaping, insurance, attorney fees, taxes and utilities.
- ✓ **Association Committees** – To administer and conduct the necessary activities of the Association, the Administration, Maintenance & Landscaping, Plan Review & Compliance and Social committees have been established. Your involvement is essential. Committee responsibilities will be discussed at the annual meeting on **June 17**. Plan to attend this very important meeting, voice your concerns, and sign up for a committee. The community's future depends on your active participation.
- ✓ **River Oaks Community Website** - The Association has a comprehensive website at [www.riveroakscommunity.info](http://www.riveroakscommunity.info). It has a wide variety of information, including all phase covenants, a plat map, a blog, a calendar of upcoming social events, photos of past events, and brief profiles of new community neighbors. Regularly check the site, especially if you plan any additions or changes to your residence or property, or have questions about the covenants.

Sincerely,

Your River Oaks Association trustees:

Marilyn Drury  
Class "B" Trustee

Dave Anderson  
Class "A" Trustee

Stephen Layman  
Class "A" Trustee

Tom Robb  
Class "A" Trustee