

SUMMER NEWSLETTER

Volume 1, Issue 1

July 10, 2011

FROM THE (PRESIDENT)...

Dear Riverwalk Homeowners

I would like to inform everyone that I am moving out of the community and will no longer serve as President. Per protocol, Ms. Chere High is President of the Association. She is a longtime volunteer and has served on the Board for many years and as President as well. The Board has appointed Ms. CarolAnn Wolfe to fill the void as Vice President/Secretary. I am sure she will do just that as she is a longtime resident, has worked in the office for years and has several other qualifications that greatly benefit the community. I am leaving you with a well placed, hardworking, loyal and knowledgeable staff that you can depend on.

Over the past few years, this Board has used your assessments to carefully and properly transform and repair the property. This Board also created a legal and lasting set of Governing Documents. This ensures desirable homeownership and the assessments that come with it. As a result, units are selling! Congratulate the Board for their hard work and remember to vote for them in the next election. And again...remember that the most important thing a homeowner can do is attend the monthly meetings. Gathering community information in this way eliminates silly rumors and miscommunications.

I'd just like to give a big "Thank You" to all of my supporters over the years, Frank Ball and Bleu, Randy and the Maintenance crew, and Ralph in security and the existing Board members. It was a job well done.

Barbara Hanson

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GUTTER CLEANING

Gutter cleaning is underway and should be completed in the next few days. We hope that this new service provided by the Association will help to keep your units in good repair, and prevent unnecessary injuries to homeowners attempting to clean them on their own. As with any cleaning project there may be some residual dirt left behind. We hope that homeowners will understand that it is not economically feasible to employ the gutter cleaning crew to hose off each patio in Riverwalk and we encourage homeowners to simply hose off any sediment and residual dirt the gutter crew may leave behind.

REPAIRS

Thank you to all who have contracted or completed repairs to units and complied with the association rule. Thank you also to those of you who have communicated your desire to comply with rules and have requested extensions. This being said the Association is continuing to enforce repair rules and if you are a unit owner who does not fit into one of the above categories please take action immediately to resolve the situation. There may be fines or other actions taken by the Association.

TREE TRIMMING

Tree trimming is still scheduled to occur this year, but has been delayed until this point due to contract negotiations with landscapers. In an effort to save the Association money and keep dues low the Landscaping contracts needed to be addressed through negotiation to cut costs and ensure value. The Association has completed its negotiations and tree trimming will commence shortly. We value your patience. Additionally, all homeowners must trim their

individual trees situated in townhome courtyards in accordance with Association rule. Failure to do so, or improperly trimmed trees will result in the Association trimming the affected trees and billing the homeowner a service charge of \$150.00. Please, take whatever action is necessary to ensure all privately owned and trimmed trees are cared for in accordance with Association rule.