

# RIVERSTONE HOA COMMUNITY NEWSLETTER

Thursday, April 1, 2021

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## GREETINGS RIVERSTONE OWNERS!

On Behalf of your Riverstone HOA Board of Directors,

Now that winter is behind us, warmer weather is much appreciated! As we all prepare for spring and summer activities, I want to thank everyone for their patience as your Board tires to be as informative as possible and they appreciate the community's feedback and participation.

In this edition, I would like to update the community with what's going on in their association. If any residents have any questions or concerns, please do not hesitate to give me a call or send an email – that is what I'm here for. Part of Development Services' commitment is to provide professional association management services to ensure your neighborhood continues to be a desirable place to live.

*-Rebecca J. Garner, Association Manager*

## Board of Directors

Currently, your Board of Directors consist of Developer Representatives of M3 Companies. If you need to get in touch with a member of the Board, please put it in writing and send to Rebecca Garner at [rebecca@dev-services.com](mailto:rebecca@dev-services.com). She will relay the message and we will review your request/suggestion and provide comment if applicable. The Board wishes to give thanks to those homeowners who have submitted their comments and suggestions on how to make your neighborhood enjoyable, safe, and truly a wonderful place to live. The HOA will be turned over to homeowners at the following Annual Meeting after phases of construction are developed.

## Annual Meeting

**Annual Meeting Postponed!  
Date to be determined.**

The Bylaws state the Annual Meeting is to be held sometime between April 1 – July 31 each year; however, due to COVID-19 Precautions, it will be postponed until it is safe to gather in large groups. Therefore, specific date TBD, but the meeting will be held at in a location close to the subdivision. As we get closer to the Annual Meeting, a written notice will be mailed to Riverstone HOA Members via USPS First Class Mail. As required by the association's documents, the 2020 Annual Financial Reports and 2021 Budget are being distributed to homeowners with the April 2021 dues invoices. Questions regarding the financials can be sent to Rebecca Garner at [rebecca@dev-services.com](mailto:rebecca@dev-services.com).



## Developer Update

The next Riverstone phases are currently under construction and should be paved in May 2021 (weather permitting) with additional phases of development continuing into 2022 and 2023. Construction plans for the community clubhouse and pool have been completed and are waiting for building permit. We anticipate construction starting in the Spring of 2021 (assuming a timely plan approval) with a completion and grand opening in the summer of 2022. The beach club is currently under design, also with a goal of opening in 2022.



MOON VALLEY SUBDIVISION  
CONCEPTUAL LANDSCAPE PLAN

## Neighborhood Committees



The Board of Directors has established committees to assist them in managing the different aspects of the subdivision. Committees established are as follows:

- Social
- Landscape & Lighting
- Neighborhood Watch
- Architectural Control
- Pool & Playground

For those homeowners who would like to be part of one of the committees, please email me at [rebecca@dev-services.com](mailto:rebecca@dev-services.com) and I can make sure you get in touch with the appropriate Board Representative when the time comes.

## Landscaping & Lighting Committee

### IRRIGATION SEASON STARTS

Typically, Idaho's irrigation season runs April 15th to October 15th and the season can run longer/shorter depending on the annual snowpack and water levels available for the year. Pioneer Ditch Company, LTD provides water to the subdivision and Riverstone HOA's irrigation pump provides irrigation water to all the homes throughout the subdivision. Homeowners are responsible for their own irrigation systems while the HOA maintains the irrigation system in the common areas. Irrigation updates are posted on the association's webpage.



## Architectural Control Committee



Preapproval is required for exterior changes to your property. **WHEN IN DOUBT, SUBMIT A REQUEST!** To obtain approval, download and print the Architectural Control Committee (ACC) Form from the website, fill in applicable sections. Once completed, email the ACC Form along with an illustration (can be a simple hand drawing or site plan from your contractor) of the change you would like to make to Rebecca Garner at [rebecca@dev-services.com](mailto:rebecca@dev-services.com). Preferred method is email, but hand delivered or mail in forms are acceptable.

## Friendly Reminders



\*\* Put trash cans away after trash day. They should be stored in your garage or behind your fence – “appropriately screened from view”. Thank you!



\*\* Friendly Reminder to dog/pet owners: Property owners own the property all the way to the road in front of their house, which includes the grass strip between the sidewalk and the road. When you walk your dogs, please be courteous to your neighbors, try not to let you pets “do their business” on a homeowner property, but rather common area. And, as always, please do not litter and pick up after yourselves/your pets. Thank you!



\*\* Spring is coming! As you prepare for warmer weather, please be sure to request and obtain approval from the ACC for any exterior changes before beginning work. Thank you!

## Helpful Resources & Who to Contact

DSI – HOA Management 208-939-6000

Rebecca Garner, Association Manager  
P/208-939-6000 x210 E/[rebecca@dev-services.com](mailto:rebecca@dev-services.com)  
[www.dev-services.com](http://www.dev-services.com)

- Report any issues such as streetlights, common area landscaping and irrigation concerns.
- Questions for the HOA & HOA Billing Issues
- ACC Requests for exterior home & landscaping changes
- Entrance Gate RFID tags, directory credentials

Eagle Police (non-911) 208-377-6790

- Non-emergency officer requests
- File a police report
- Speeding/traffic issues & Vandalism/graffiti

Code Enforcement 208-577-3715

- Sidewalk obstructions
- Properties storing excessive litter, debris, car parts, junk vehicles, etc.
- Online Complaint Form:  
<https://www.cityofeagle.org/418/Code-Enforcement-Complaint>

Animal Control 208-343-3166

- Nuisance/loud animals
- Animal feces violations
- After Hours/Ada County Dispatch 208-377-6790
- <https://idahohumanesociety.org/animal-control/>

Eagle Post Office 208-939-7982

- Cluster Mailbox Keys
- Location: 141 N Palmetto Ave, Eagle ID