

RIVERSTONE HOA COMMUNITY NEWSLETTER

Thursday, July 1, 2021



GREETINGS RIVERSTONE OWNERS!

On Behalf of your Riverstone HOA Board of Directors,

Now that summer is in full swing, warmer weather is here and there's a lot of development activity going on in the subdivision. As we all prepare for summer activities, I want to thank everyone for their patience as your Board tries 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

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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. 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.

Developer Update

The next Riverstone phases are nearly complete and will see landscaping installation continue through the summer and homes starting around August. Additional phases of development planned to continue in 2022 and possibly into 2023. Construction plans for the community clubhouse and pool have been completed and the building permit has been issued. Construction on the club will begin in July and our goal is to have a grand opening in the summer of 2022. Construction on the beach club will start this summer, also anticipated to open in 2022.



Riverstone HOA Beach Club Architectural Rendering, subject to change.

Annual Meeting

Annual Meeting Postponed!
Date to be determined.

Date for an Annual Meeting has not been set yet. Once determined, written notice for such meeting will be mailed to Riverstone HOA members via USPS First Class mail.



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 and I can make sure you get in touch with the appropriate Board Representative when the time comes.



Landscaping & Lighting Committee

IRRIGATION SEASON

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.

POND MAINTENANCE

There are multiple waterways and ponds in the subdivision and the HOA contracts with a pond service company to perform pond and aquatic weed maintenance. Aquatechnex is the company hired, and their current contract includes cleaning 3 (See Pond Map: A, B, and C) of the 6 ponds. The Board is working on a revised contract to include the ponds in the upcoming phases; however, until that is complete, Aquatechnex is spot treating the additional ponds (See Pond Map: D, E, and G) at no charge. If you see excessive algae or aquatic weeds near your area, please report them to Rebecca Garner with pictures via email to rebecca@dev-services.com. Be sure to include a brief description/location of what you are seeing so it can be relayed to the pond maintenance contractor.

RIVERSTONE HOA - POND MAP



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. 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!



** Summer is here coming! As you prepare for your outside projects, 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
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