

RIVER CLUB REVIEW

1600 N.E. Dixie Highway, Jensen Beach, Fl. 34957

Tel: 772-334-8585 Fax: 772-334-6119

Web: <http://www.rcmcowners.org>

Email: riverclubofmartincounty@gmail.com

The Official Newsletter of the River Club Board of Directors

September 2020

Office Hours: Monday through Thursday: 9 a.m. to 1 p.m.

Officer Reports:

John Mears, President, commented that the firm of Becker & Polakoff, Attorneys, have been retained as River Club's new attorneys. This law firm located in Stuart is nationwide, certified for Community Management and presently represents other Condo Associations in our area.

He also stated another insurance agent that handles Condo Insurance on properties in Martin & St. Lucie Counties has been brought on board to submit a proposal to compete with the present proposal from our current agent. The bid would have to be significant in order to consider a change.

Chip Bellows, Vice President, reported for the Landscape Committee: Mulch will be done in October and dead plants will be replaced. Trimming is also scheduled behind Bldgs. #14,#1, the Clubhouse and the St. Lucie River.

Thomas Edwards, Treasurer, reported as of 8/31/2020 total Cash of \$184,600, CD's of \$422,700 for a total of \$607,300+; Reserves total \$552,500 with the Operating Account at \$52,000. General Insurance is \$22,000 over budget. Shoreline Account - only \$6,700 has been spent for restoration. Concrete Restoration - \$54,000 spent out of the

\$66,000 budgeted, with \$2,900 allocated monthly going into this account.

Old Business:

a) Concrete Restoration - Bldg. #13-101 & #13-201:

John Mears stated permits have been submitted to take care of some long overdue issues. Allen Hines estimated repair between \$6,000/8,000. The stairwell on Bldg. #10 will now be scheduled for the first of the year.

b) Shoreline Restoration: John Mears reported Federal & State have been approved; we are now waiting on the County for approval to apply for the permit. Restoration could start mid November with monitoring to be done by Phil Bollman. Notification will be given in detail prior to the start of the project.

The final project posted to the owner's website will be self-explanatory.

New Business:

a) Cable TV Contract: John Mears stated the seven year contract with AT&T expires in 2022 and would like to check with other vendors in order to make a decision. Jon Korda has volunteered to take on this task.

b) Grilling Area Shade Sail: Jimmy Crichton has presented a simple set up to provide shade by the Workshop area grill. This has been approved with the coordination of the Landscape Committee which is in process of planting in that area.

c) Jon Korda, Chairman of the Nominating Committee, is looking for participation on the Committee. If you wish to be on the Committee, contact Jon Korda at: jkorda@maine.rr.com.

Friendly Reminders:

- 1) NEW tenants must be registered & approved by the Association PRIOR to occupancy. RENEWING tenants must be updated with the Assn. by providing a copy of the lease and renewal fee.**
- 2) GUESTS must be registered with the Office each time of visit. A guest is someone staying for 14 days or less. If a family member/friend occupies your unit for more than 14 days without a lease, they must still register at the Office.**
- 3) ALL SEASONAL residents upon arriving should notify the Office that they are on the premises.**

Please be considerate when using the Clubhouse Kitchen, not only for other residents, but also for potential buyers. Make sure everything is wiped clean, pots/pans cleaned & put away. DO NOT leave any cooking or other item as a donation; they will be discarded. Any dish rags/towels should be laundered and returned.

We always appreciate everyone's help and support by reading and adhering to the Rules & Regulations.

Your Board of Directors

John Mears, Chip Bellows, Thomas Edwards, Loretta Gill, Karen Vertesch

Note: This notice is posted on the River Club website at: rcmcowners.org

