

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
March 2019**

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

Phil Bollman submitted his resignation on March 18, 2019.

Tony King recognized Phil Bollman for his 12 years of service on the Board. Phil was an advocate for the owners, making sure everything was taken care of in a timely manner, and a financially responsible man.

Board Member Reports:

Tony King, President, reported on projects for 2019:

1) Brush & Roll Schedule subject to weather:

Bldgs. Completed: 2,3,4,5,6,7 & 8.

Apr.1 Bldg. 1, 14; Apr 8 Bldgs. 15,13; Apr.15 Bldgs 13,12

Apr. 22 Bldgs 12,11; Apr.29 Bldg 10

May 6 Bldg. 9 ; May 13 Clubhouse

The project manager will put a note on each door explaining the process. If you recently painted your door, please notify the project manager.

2) Four Fire Hydrants replaced.

3) Nest A/C monitor installed in the Game Room.

4) Clubhouse flat roof replaced.

5) Backflow Preventer installed on the Dock.

Tom Edwards, Treasurer:

Reports were given on liquid cash & C.D.s totaling \$555,400+ and Reserves totaling \$491,881 with operating capital at \$129,500 to cover insurance & fire hydrant replacements. Interest rates were increased on the oldest C.D from 1.5% to 2.02%; and the second C.D. of \$151,000 interest rate of 1.75% increased by 25%.

Chip Bellows, Director at Large:

The Landscape Committee has a short planting list of flowers and photos for the residents to choose from, now available in the office and on the website. Mulch has been completed in most public areas and at condos 8,7,6,4, & 5; and will be put down around the remaining condos & clubhouse after completion of the painting in 2019. Beginning 2020, only Brown Cypress mulch will be put down in October for all to enjoy.

Plant trimming is scheduled for Palms in May-June, regular trimming is done quarterly (no work order needed) and bushes recommended to be trimmed twice a year.

Website Management:

An organizational structure for the website was presented to the Board: 1) Director of Website Technology and 2) Director of Website Content. An implementation plan will follow with the proposal of time, costs, etc. for Board approval.

Karen Vertesch, Secretary:

The next Board meetings will be April 10th at 10 a.m.

Architectural Review Committee:

Stewart Keefe is the Chair (email: faureal@metrocast.net) with her Committee, Chuck & Linda Boulange(seabee5546@aol.com) for requests for any modification of doors, windows or patio enclosures.

A mandatory checklist will be provided for the Committee to assist you with updated information prior to Board approval.

Pool Area: We need everyone's help to let visitors know politely that glass containers are not allowed in or out of the pool for safety reasons. Remember this is your home, too !!

Traffic Calming: Please be a good neighbor & adhere to the speed limit which is 10 miles an hour !!

Reminder to Homeowners:

- 1) Your guest 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.**
- 2) New tenants must be registered & approved by the Assn. PRIOR to occupancy. RENEWING tenants must be updated with the Assn. by you providing a copy of the lease along with updates & a renewal fee.**

Reminders before leaving:

- 1) Empty your refrigerator & freezer.**
- 2) Do not set your thermostat above 80 degrees.**
- 3) Have someone check your unit every two weeks.**
- 4) Turn off your water, hot water heater & wash machine.**
- 5) Leave one or more fans on for circulation.**

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

Your Board of Directors

Tony King, Tom Edwards, Chip Bellows, Karen Vertesch

