

# Riverhaven

## News from the River's Edge October 2015 Update



### 32<sup>nd</sup> Annual National Night Out Tuesday, October 6<sup>th</sup> at 6:00 p.m.

This year *National Night Out* celebrates its 32<sup>nd</sup> anniversary! Here in Riverhaven you can help build a *stronger, safer community* by participating in National Night Out on **Tuesday, October 6<sup>th</sup>**. **Please leave your porch and driveway lights on to illuminate the neighborhood, and come out and meet your**

**neighbors at one of our three BBQ block parties!** *National Night Out* is designed to strengthen neighborhood spirit and police-community partnerships, heighten crime and drug prevention awareness, and send a message to criminals that neighborhoods are organized and fighting back against crime. For additional information about National Night Out please visit [www.natw.org](http://www.natw.org).

#### BBQ Block Party Stations:

- 4160 E. Babbling Brook Drive
- 4127 E. Boulder Springs Way
- 4239 E. Sapphire Falls Drive



### Please Leave Community Landscaping to the Professionals

Riverhaven has a lot of common area land with communal landscaping. **Professional landscapers** carefully maintain all of the common area vegetation, including the trees along the *Rillito River walking path*, bordering the north end of our community. **Residents are prohibited from trimming, pruning or cutting any trees, shrubs or other landscaping within the common areas.** Doing so may cause damage to the plant and may result in the need for a replacement. **Any resident that causes damage to common area landscaping, including trimming, pruning or cutting vegetation, will be called to a hearing, may be assessed a fine for the offense and shall be responsible for the cost of a replacement. The fine for damage to landscaping is \$100.00 per tree or plant, plus the cost of a replacement.** If you notice an issue with any of the common area landscaping, such as overgrowth or damage, please contact **Chelsea Kelsey** to have the issue addressed by our professional landscapers.

### REMINDER! Required Home Maintenance Deadline: January 31, 2016

As Riverhaven houses get older, they require more *attention* and *upkeep*. Stucco homes generally require repainting every 5-10 years. The **original paint colors** of our homes have **faded** over time. **Cracked stucco** requires patching to avoid further damage and painting. **Weathered wood trim** along the roof and patio should be repaired or painted if damaged or peeling. Other common problem areas include **faux shutters, roof tiles** and **backyard gates**. Missing or damaged faux shutters should be replaced and falling ones should be repositioned. Missing roof tiles should be replaced. Gates in disrepair should be fixed, and faded wood should be re-stained to restore their original beauty. **For the best interest of the Riverhaven community, the HOA Board is requiring homeowners with visibly noticeable issues to fix and paint problem areas as per the CC&Rs. \*\*A huge THANK YOU to homeowners that have already begun or completed any necessary repairs!\*\*** We greatly appreciate your cooperation in keeping Riverhaven a beautiful and desirable neighborhood. **Homeowners have until January 31, 2016 to complete any necessary repairs and painting, after which notices will be sent to homeowners and fines will be assessed.** For information on the approved paint schemes, including the new color palettes, consult the website at [www.riverhaven.us](http://www.riverhaven.us). If you have any questions or concerns please contact our Community Manager, **Chelsea Kelsey**, at [ckelsey@cadden.com](mailto:ckelsey@cadden.com) or (520)297-0797.



Questions or concerns? Contact **Chelsea Kelsey** at [ckelsey@cadden.com](mailto:ckelsey@cadden.com) or (520) 297-0797