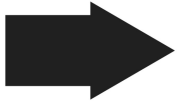




News from the River's Edge December 2015 Update



FINAL NOTICE!

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. Some of Riverhaven's homes are as old as 13 years! The **original paint colors** of our homes have **faded** over time. **Cracked stucco** requires patching and painting to avoid further damage. **Weathered wood trim** along the roof and patio should be repaired or painted if damaged or peeling. **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, Article 11, Section 11.3 "Maintenance and Repair"**. Homeowners were notified back in December 2014 and the notice has been included in every newsletter since then. ****A huge THANK YOU to all of the homeowners that have already begun or completed any necessary repairs!**** We greatly appreciate your cooperation in keeping Riverhaven a beautiful and desirable neighborhood! **Homeowners with houses in need of exterior maintenance have until January 31, 2016 to complete any necessary repairs.** Those that have not complied by the deadline shall **receive notices, be called to a hearing** and may be **assessed fines**. For information on the approved paint schemes, including the newer color palettes, please consult the website at www.riverhaven.us. If you have any questions or concerns please do not hesitate to contact our Community Manager, **Chelsea Kelsey**, at ckelsey@cadden.com or (520) 297-0797.

2015 Holiday Lighting Contest

Riverhaven's annual holiday lighting contest is upon us! Share your holiday spirit by decorating your house's exterior with lights and you could win a gift card! Judging for the contest will take place the week of Christmas and the winners will be announced in January. *Houses must have their lights on during the judging in order to be eligible for the awards.*

Clark Griswold Award (\$50 gift card) - house most *excessively decorated*

Martha Stewart Award (\$50 gift card) - house most *traditionally and perfectly decorated*

Elizabeth Taylor Award (\$5 gift card) - street with the *most decorated* houses



Vandalism of Landscaping

Sometime before the weekend of November 21st a number of plants were stolen from along Paradise Falls Drive and Pebble Rapids Place. Over 40 plants were uprooted and taken, although a few were recovered and replanted. If you witnessed any unusual or suspicious activity relating to the missing vegetation please contact **Chelsea Kelsey** at (520) 297-0797 or the **Tucson Police Department** at (520) 791-4444, a police report has been filed.

Next Board Meeting:
Monday, December 14th at 6:00 pm
Khalsa Montessori School
3701 E. River Rd. (across the street from JCC)



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