

RIVER OAKS ESTATES

Homeowners Association

June 23, 2020

Greetings friends and neighbors!

I hope this letter finds everyone well and safe during these trying times.

Over the past year we have continued to see growth and activity in our neighborhood. Several new homes have been completed as well as enhancement projects to common areas that we can be proud of as an association:

- New Video surveillance system at front entrance installed for our security
- Front guard house has been cleaned out and painted
- New landscaping company has been hired to improve and maintain the front entrance
- Pathway to the river off Dominion Oaks common area has been cleared for river access

The board hopes that everyone is enjoying these enhancements. We recognize there is still more to do (i.e. Gate Condition) and we must continue to strive to improve our neighborhood facilities and common areas. We have also discussed our path forward concerning our annual meeting and given the current situation, we feel it prudent NOT to meet in person at this time and create a situation that some may be uncomfortable to attend. Therefore, the board has decided to forgo the meeting until we see an option to offer a safe environment for all. We will continue to monitor the situation and hope to find a solution.

The board also recommends we move forward with our annual dues of \$400. This is consistent with previous years and will allow us to continue to cash flow our expenses for the remainder of 2020. The annual notification is attached.

We would also like to emphasize the need to reinforce the importance of adherence to the covenants and restrictions. Several violations continue and we want to encourage everyone to not only be familiar with articles, but also to adhere to them. These restrictions are intended for the benefit of each of us: to keep our property values high, for safety, and to keep ROE a beautiful place to live. Again, they accessible through our website:

<https://www.riveroakscs.com/>

Finally, it is regret that I must step down as president of the ROE HOA. Debbie and I have served on the board for the past 5 years and feel it is time to pass on the responsibilities. Paul Svacek (Vice President) has willingly agreed to take over the president role from me. Paul has done an excellent job in supporting our website, engaging with neighbors, and providing direction for progressing forward. I am confident he will continue to serve the neighborhood well. I will continue to support Paul as needed until we find a VP to fill the vacancy.

For our new and existing neighbors, I want to stress the importance of our volunteer board (and architectural committee). It is only through people willing to serve that our HOA remains independent, keeping annual dues low and the freedom to have control over the path forward for the neighborhood. I encourage those who have not served to consider doing so to help sustain and improve the path forward for our great community. Please reach out to Paul or me with your interests.

Again, we wish everyone safety and good health during our current situation. We look forward to gathering again as a neighborhood in the near future.

Thank you,

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President, ROEHOA

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