

River Rest Condominiums

Spring 2024 Newsletter

It has been a challenging year, and no matter what it has been like for you, we are all in this together. As a Board, we have faced many challenges and have done our best to tackle each challenge with open minds and the determination to find the best solution(s) for our community. We are fortunate to have such a wonderful community filled with people who care about each other and contribute to making River Rest Condominiums such a great place to live.

THINGS TO KEEP IN MIND:

- The swimming pool will open Friday, May 24th (just in time for summer break for students), and it will close Tuesday, September 3rd.
- Keep pets on a leash and ALWAYS pick up droppings.
- Park your vehicle(s) in designated areas. Sidewalks, entrances, common parking areas, and driveways are not to be blocked or obstructed. All vehicles must be fully operable and have current registration.
- Owners are responsible for any landscaping beds beside and/or behind their condos. Owners are also responsible for any plantings inside of their enclosed patio areas. Landscaping beds must remain free of weeds and attractive in appearance.
- Trash is picked up on Tuesday and Friday each week. All trash must be securely bagged (in heavy-duty bags) and placed inside of trash cans. All trash cans must have lids that securely fasten to the tops of the cans.
- When grilling out, keep safety in mind. Having a fire extinguisher or fire blanket on hand is highly recommended.
- No recreational equipment (bikes, scooters, toys, etc.) may be left on the grounds or stored in plain-sight.
- Remember that single-ply toilet paper is best to help prevent clogged sewer lines.
- It is important to know where your condo's water shutoff valve is located. In the event of a water leak, the water to your condo should be turned off immediately.

UPDATES:

- The chain across the Moran Road entrance to Boxwood Drive has been removed due to concerns about impeding emergency vehicles.
- The bamboo patch between 142 and 144 has been removed.

- Clubhouse rentals have been placed on hold, as clubhouse cleaning costs have largely exceeded rental proceeds in recent years.
- Mulching the front landscaping beds has been placed on hold due to mulch buildup creating drainage issues and causing damage to units in some cases.
- The indoor pest control contract with Belle Meade Exterminating has been canceled, as most owners are not taking advantage of the service. Owners will be responsible for indoor pest control. The termite contract will remain in effect.
- Units 145-165 (odd) and 156-162 (even) are scheduled for exterior wood repair and painting this summer.
- Roof replacements and repairs are a priority and ongoing.
- Our deepest condolences go out to the family of David Johnson, the founder/owner of Johnson Lawn & Landscape, who recently passed away. At this time, Johnson Lawn & Landscape plans to continue operations at River Rest Condominiums.

IMPORTANT INFORMATION:

- Bathroom vent fan maintenance is extremely important. Bathroom vent fans need to be cleaned frequently, and attic insulation should not come in contact with the vent fan encasement.
- If you have not voted on proposed governing documents amendments, please take the time to do so. Visit the River Rest Condos website at RiverRestCondos.com to view copies of the proposed amendments. Any questions regarding the proposed amendments can be emailed to riverrestcondos@gmail.com.
- Maintenance requests, questions, concerns, etc. can be submitted via email to riverrestcondos@gmail.com. Please include pictures with maintenance requests when possible.

Regards,

River Rest Condominiums HOA Board of Directors

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