



River Reader

January 2013

**THE RIVER OAKS COMMUNITY HAS MANDATORY REGIME FEES
AND IS GOVERNED BY COVENANTS AND RESTRICTIONS.**

2012 Board of Directors

Ansley Pointe

Vacant

Vacant

Appian Landing I

Terry Lundberg Crime Watch 552-3266

Vacant

Appian Landing II

Paul Kowacich Secretary/Web 552-7894

Paul Amarrendran 552-2601

Appian Landing III

Lynne Southwell ARB 475-3967

Vacant

Marsh Hall

Dean Hinson ARB 760-6850

Vacant

Marsh Side

Vacant

Vacant

Palmetto Plantation

Bill Summer ARB 552-0706

Rhonda Long 760-9954

River Chase

Dave McDougall 991 0301

Vacant

Woodington I

Jennifer Davis ARB 729-1866

Kevin Duff 225-1992

Woodington II

Dennis Shelters 552-8748

Betsy Mitchum Treasurer 530-4126

Woodington III

Jeff Morey VP/Newsletter 552-9012

Kevin Bruch President 767-8299

*ARB Architectural Review Board

Please submit plans and drawings before beginning projects

GENERAL MEETING

Thursday, January 31st 2013

- The ROHA January General Meeting has been
- scheduled for January 31, 2013. The meeting will start
- at 7:00 PM and is being held at the Faith Church on
- Appian Way. We will be voting on the attached 2013
- budget. If you are not able to attend please fill out the
- attached proxy and mail it to the PO Box 40956
- Charleston, SC 29423. All proxies must be received no
- later than January 17, 2012.

Recent Area Crime

Our community is no longer that quiet little neighborhood tucked off of Dorchester Road. With the addition of other neighborhoods and the schools we have become a busy area with increased traffic and what appears to be an increase in crime. In the past several months there have been several "break-ins" in our area and an increase in other crime. The new lighting at the Woodington Entrance and the ROHA sign on Appian Way were recently vandalized resulting in unnecessary expenses. Please watch out for yourself and your neighbors by reporting suspicious activity and being an active participant in our Crime Watch Program. If you would like a complete breakdown on recent Crime, contact Terry Lundburg.

Unpaid Association Dues

The ROHA develops a budget annually to provide for operation, maintenance, and improvements to enhance the aesthetics of our community. Needless to say, the ability to initiate and complete improvement projects depends on the income received in a given year and is based on the assumption that everyone pays their dues on time. The past and current practice have been to place liens on properties that have outstanding dues but this has been an ineffective method of receiving payment, thereby impacting our ability to make improvements. Beginning in 2013 the ROHA will utilize a collection agency to recover past dues which has proven to be more effective for other Associations. We are asking that if you have outstanding dues to please bring them up to date.

Thank You ROHA Board



IMPROVEMENTS



The ROHA Board has started making improvements and if you haven't noticed we have cleared the overgrowth from the ponds in Marsh Hall, cleaned up the landscaped area along Appian Way and cut back the area along Park Forest between Landing Parkway and Wynnefield Dr. This cleanup has taken longer than expected because of the poor volunteer turn out and none at the last one scheduled. We will be having another cleanup in the near future to limb-up the trees on Park Forest and Appian Way. The subdivision entrance sign up-lighting is finished and has made a dramatic difference in the appearance of our community at night. We started the process to begin installation of the decorative street sign posts and are waiting for concurrence from the County to proceed. We hope to begin the installation early next year. The issue with the grade and slope at the Appian Landing entrance sign on Appian Way has been corrected by installing a small retaining wall. This should alleviate the problems with maintaining the landscaping and pine straw in this area. We will keep you informed and thank you for your support.

Did You Know?

Traffic signs are installed to control traffic flow and in conjunction with street lights assist with maintaining safe travel routes. Many residents are attaching "garage sale and "lost pet" postings to the street light poles and traffic signs which not only degrades the appearance of our community but attaching them to traffic signs damages their reflective characteristics. Did you know that it is a violation of state and local law to attach or post anything on traffic signs and is finable through codes enforcement? We are asking you to help maintain the aesthetics of our community by posting your signs on a stake in the ground and promptly remove them.

Thank you ROHA Board

Special Thanks

The ROHA would like to extend a thank you to Grounded Electrical Solutions for the timely and professional installation of our subdivision sign and island lighting.



Be a Responsible Pet Owner

Has anyone wondered why the school grounds and baseball field are posted "No Dogs"? The answer is obvious when you look along the green spaces on Park Forest or Appian Way, most pet owners do not clean up after their pets. The Faith Church still allows pet owners to use their green space but unless they start cleaning up after their pets this may change. Please remember that many residents and children walk and play in these areas so we are asking that you be a responsible pet owner and clean up after them.

ROHA WEB PAGE

The ROHA Web provides homeowners access to general information, Covenants and Restrictions, Association Bylaws, board and general meeting minutes, annual budget, Treasurer's reports, links to public records, meeting schedules, events and more. It allows homeowners to stay informed on the operations of the association between general meetings and become an active participant in improving our community. You can access the site using the following link: <https://sites.google.com/site/riveroakshomeownersassociation/home>

Please take time to visit the site and provide feedback to your area representative.

RIVER OAKS HOMEOWNERS ASSOCIATION
PROPOSED ANNUAL BUDGET FOR 2013

<p>674 Homeowners (5% non-payment) Average Yearly Late Fees/Fines Collected</p> <p>ITEM</p> <p>Lawn Maintenance Pine Straw Electricity Water Invoicing Agent C&R Agent Pond Maintenance Insurance Street Sweeping Postage Legal Fees Emergency Fund Newsletter Taxes Tax Preparation Bulk Mail Fee Bank Fees Facility Use Mail Box Fee Christmas Parade Corporation Fee Supplies Funds available for Improvements</p> <p>From Improvements list posted on the ROHA Web Page</p>	<p>\$64,030.00 \$2,000.00</p> <p>26,700.00 5,000.00 7,000.00 420.00 5,400.00 3,600.00 1,500.00 3,300.00 1,500.00 1,200.00 1,000.00 1,000.00 500.00 400.00 500.00 200.00 100.00 100.00 90.00 50.00 25.00 100.00 5,000.00</p> <p>\$64,685.00 \$64,685.00 \$101.02</p>	<p>Income with current dues (typical) (Not included as income cannot count on)</p> <p>\$2500 each application, once in Spring and once in Fall Lights on Park Forest, Appian way and entrance signs Water meter minimum for irrigation system on Park Forest</p> <p>Weekly enforcement of C&Rs Maintain water quality of Marsh Hall Ponds Liability insurance for common areas</p> <p>Mailing of invoices, news letters, C&R letters, bill payments, etc. For Routine legal expenses To Accrue Emergency fund to replace the \$7500 place in a legal escrow account Four per year as required by the Bylaws For common area owned by the Association Preparation of annual tax returns required for non-profit organizations For the Bulk Mail stamp Fees charged for transactions above the maximum allowed Twice per year donation to use space for General Meetings.</p> <p>Copies of materials handed out at General Meetings Additional funds (\$3400) would be available with all members paying.</p>
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DUES WILL BE \$100 per YEAR

Carryover from previous years was earmarked for projects that are in progress; up lights on signs, street signs, retaining wall, irrigation.

VOTE on proposed 2013 ROHA Budget:

If you are unable to attend the general meeting, please fill out the proxy vote and ensure that it is received by the ROHA association no later than January 17, 2013.

PROXY—FOR ROHA 2013 Operating Budget

I, _____, who is the registered owner of

_____,
(Printed Name)

(Printed Address)

do hereby constitute and appoint River Oaks Homeowner's Association Board of Directors and agents for me in my name, place and stead, to vote as my proxy or proxies in accordance with the choices indicated on the attached ballot at the bi-annual meeting of the members of the River Oaks Homeowner's Association to be held at the Faith Church, 3001 Landing Parkway, City of North Charleston, South Carolina, at 7 o'clock PM, on Tuesday, January 31, 2013.

(Signature of owner)(Date)

YES _____ I vote to approve the 2013 operating budget for the ROHA as proposed.

NO _____ I vote to not approve the 2013 operating budget for the ROHA as proposed.

Proxies received by the River Oaks Homeowner's Association after January 17th, 2011 or improperly filled out will be deemed invalid.

Christmas Parade & Festival Thank You

The ROHA has had a Christmas Parade for over 10 years and this is the first year for the Festival. A small volunteer committee put in a significant amount of time and effort into this year's event to make it the best ever and if you didn't attend, it was. Community events such as this would not be possible without cooperation and support from the Faith Church, Police and Fire Departments, the participation of groups from local schools, craft and food vendors. This event is a way to bring our community together and support local charities, but would not be possible without the donations from local businesses, so please remember to support them. The ROHA would like to acknowledge all who made this possible and extend a heartfelt Thank You.

Facility

*Pastor Ken Hill
& the Faith Church*

Event Committee

*Kim Kowacich, Chairman
Terry Lundberg
Darcia Hicks*

Volunteers

*Paul Kowacich
Paul Kowacich III
Anne & Bill Schuler
Will Schuler
Kristina & Kevin Bruch
Linda Prowell
Steven Harville
Haley Harville
Dean Hinson
Shana Hardaway
Shantel McClendon
Roger & Beth Kuobe*

Food Vendors

*Mike's Peanuts
Charleston Festival Food*

Business Donations

*Jet's Pizza
Zaxby's
Biggby Coffee
Lowes
Subway
Mor Beauty
Gennaro's Ristorante
Crab Shack
Applebee's
Abbie's Bakery
Chilis
Tuesday Morning
Popeyes
UPS Store
Papa John's
Walmart
Chick-fil-A
Lawn O Green
Access Portable Toilets
Key Logistical Solutions
Frankie's Fun Park
CVS*

Additional Festival Participant

*Summerville Fire Department
Smoke House*

Craft Vendors

*Judy Muller
Betsy Mitchum
Cami Williams
Twisted and High Strung
Cathy Branch
Bonnie's Ideals
Decadent Dog Bake Shoppe*

Parade Participants

*Ashley River Fire Department
North Charleston Pink Fire Truck
Fort Dorchester JV Cheerleaders
Fort Dorchester Step Team
River Oaks Middle School Dance Team
Jet's Pizza
River Oaks Civil Air Patrol Cadets
Steel City Pizza
Leisure Depot
Chick-fil-A
Boy Scouts Troup 484
Bill & Anne Schuler
Dorchester County Sheriff
All classic & collectable car owners*

Face Painting & Free Crafts

Girl Scout Troup 395