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**Rivers Run**  
Homeowners' Association

**News  
Of  
Today**

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# Lake Landscape Project Announced

In cooperation with HOA, Ft. Bend MUD 158 has begun a 2-month project to beautify Rivers Run Lake. As the conceptual plan below shows, there will be numerous areas of various plantings all around the rim of the lake. It will include plantings in the water's edge as well as low and medium bushes, and large trees on the banks. Irrigation will be included to assure healthy growth, even in our hot Texas summers. This will be a great enhancement to our properties.

Mist Lake is much newer and still needs time to "settle in" before a similar project can be initiated there. Design has not yet begun but will be in the near future. That installation work is expected in the coming months, likely Spring, 2018.





Bring your little ones to the park on River Delta at 10AM April 8 to have fun searching for Easter eggs! This Free event, sponsored by the HOA Social

Committee, is for only Rivers Run/Rivers Mist residents; on-site registration will be required. Children will be divided into the following age groups: 1 to 4 years, 5-8 years, and 9-12.

We will need several volunteers on that day beginning at about 8AM to help set up. Please contact Cheryl Trent or any board member to help. Lets make this a fun-filled annual event!

## PET ADOPTION

The Social Committee will sponsor a pet adoption event in connection with Rosenberg Animal Shelter

April 22. The shelter will be discounting their adoption rates for this event. Come to the Rec Center be-

tween 10 AM and 1 PM and give one of these adorable fur babies a new forever home. This event will be open to anyone, not only our residents, so invite your friends from surrounding neighborhoods. Please remember to leash your new pet and pick up after them!



## New Pool Operator Named Effective April 1

HOA is delighted to announce a new agreement has been reached for all pool services, including maintenance and lifeguard services. We look forward to working with them to provide safe and enjoyable pool services. They come to us with very good recommendation from other neighborhoods. More information is to come concerning other services they will provide. Look for their logo!



## Spring is here early!

Our Winter was practically non-existent. We would not have said that the day after the quick hard freeze that burst several water pipes and irrigation systems in the community. But in the "big picture" view, it really was a very mild winter.

The early Spring means our lawns will get a quick start and, unfortunately, the weeds and bugs hiding in them will get quick starts too.

Since the negatives have a head start, lets

try to catch them early. Treat your lawn early for weeds and insects. Fertilize it and keep it mowed regularly and see that it gets about an inch or so of water weekly. These simple steps will assure that your lawn will be healthy. Healthy lawns will go a long way toward defeating both critters and weeds. If your lawn has suffered damage due to Insects or last Summer's suffering heat and drought, now would be the time to re-sod those areas. The relatively cool temperatures and good watering will help it to take hold and generate a lush new lawn.

One of the major problems solved last year is that our card key system had to be replaced. In turn, all card keys had to be replaced. This need surfaced just as the pool season began. Consequently, card key availability was irregular. All those problems have now been solved and everyone has had ample opportunity to acquire cards.



For several months now access to the rec center has been by card key only. **This practice will continue and include pool season. No one will be admitted without a valid card key.**

This process is required for your safety, assuring only our residents can enter the facilities. This is especially important at night when folks use the gym.

If your family does not have a card key, go to [RiversRunHOA.com](http://RiversRunHOA.com) and find the card key request form under documents. Print it, fill it out, and send it to Genesis.

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### Private Events

An item still being developed is a method for residents to reserve the rec center and/or pool for private events. Procedures are currently being developed to this end and will be announced in coming months.

HOA must maintain casualty and liability insurance at considerable cost. (We have negotiated significant reductions in this cost). The procedures will assure that we adhere to all requirements of those policies as well as applicable State Law.

Use of the facilities must take into account access by other residents as well as address safety issues. Use of the pool will require lifeguards and in some cases traffic control might become necessary.

These are just some of the myriad requirements that must be included in the procedures.

We are listening.....

We have almost 700 homes with another 40 to come. This means there are lots of residents who can help with HOA activities and committees. Some of our needed committees are currently working but all could use more people. None of them will require many hours.



Please contact any HOA board member or [call Kristin or Shane](#) at Genesis [713-953-0808](#) and let us know of your interest.

Currently identified committees are

**Social** – Determine, plan, and organize social events in the community. Recommend such plans to the Board for approval. What kind of activities would you like for the HOA to sponsor? Some past events : pool parties to mark July 4, the end or beginning of school, movie night in the rec center, yard of the month recognitions. **What would interest you?** Would you be willing to help make it happen? Currently chaired by Cheryl Trent.

**Park** - To handle feedback from residents on the parks' condition and to recommend to the Board any changes in maintenance or any improvements to the equipment.

**Landscape** - To handle feedback from residents on the condition of the landscaping and to recommend to the Board any changes in maintenance or any improvements.

**National Night Out** - To plan the annual neighborhood National Night Out including the purchase and preparation of any food, decorations, and activities. This might become part of Social.

**Security** – To coordinate security requirements and concerns. Includes private patrol and Neighborhood Watch. Currently chaired by John Baker

**Pool /Rec Center**- To handle feedback from residents on the pool's availability and condition of pool and rec center and to recommend to the Board any changes in hours of operation or improvements in the facilities. Currently chaired by Greg Lippmann

## NEW BULLETIN BOARD

In an effort to find new ways of communicating with residents HOA has installed a new bulletin board on the Rec Center front wall. Check it often for important announcements and information. If you are a homeowner and have not yet established an account at Genesis, including your email address, please do so and save yourself a trip to the rec center

for important info. It will come directly to your inbox.

At our request, Genesis has established a new file for our tenant families to also register an email address. Call Kristin or Shane at Genesis and ask to be added to that file so you will also receive important info in your inbox.

Remember: Assessments for 2017 are now **delinquent!** If you have already paid them, thank you. If not, please pay them now so our financial success will continue. If you need to set up a payment plan, Genesis will be happy to help you do that. Not only is this a contractual obligation but it contributes to maintaining your community to high standards.



## Contact Genesis or HOA

Please contact the professional staff at Genesis with all your needs and questions.  
Call Kristin or Shane at 713-953-0808  
Email [Kristin@GenesisCommunity.com](mailto:Kristin@GenesisCommunity.com)  
Email [Shane@GenesisCommunity.com](mailto:Shane@GenesisCommunity.com)

They have answers to most day-by-day questions or concerns. They are in close contact with the members of the Board of Directors and various vendors that serve our community's daily needs.