



Rivers

CURRENTS

SPRING 2025

NEWS AND HIGHLIGHTS FROM THE
HOMEOWNERS ASSOCIATION

RIVERSRUNHOA.COM

KRISTIN@GENESISCOMMUNITY.COM

IMPORTANT CONTACTS

Centerpoint Energy
(Natural Gas) 713-659-2111
(Power Outage) 713-207-2222
(Streetlights)
www.centerpointenergy.com

Digger's Hotline 811

Electricity Providers
www.powertochoose.org

FBC Animal Services
281-342-1512

FBC Appraisal District
281-344-8623

FBC County Clerk
281-341-8685

FBC Main Switchboard
281-342-3411

FBC Public Transportation
281-633-7433

FBC Road & Bridge (mosquitoes)
281-342-0508

FBC Sheriff Non-Emergency
281-341-4704

Genesis Community Mgmt
(HOA Management)
713-953-0808

Lamar ISD
(School Bus) 832-223-0280
(Main) 832-223-0000

Si Environmental
(Water) 832-490-1600

Texas Dept of Public Safety
512-424-2000

Texas Pride (Trash & Recycle)
281-342-8178

We Are Almost There!

As has been reported in previous newsletters the HOA and MUD began about 3 years ago working together to undertake a significant improvement project in the community. Those efforts were to improve the appearance and useability of our largest common grounds.

All the construction around **Run Lake and Park** is completed! That includes :

- Installation of the natural stone bulkhead to enhance the beauty and prevent erosion of the lake shore
- Removal of the 0.8 mile piecemeal sidewalk and installation of one that is beautiful, LEVEL and 6 feet wide
- Addition of lots of irrigation
- Replacing several trees due to construction
- Repairing and replacing many lights (still a few on order)
- Complete rebuilding of the park with all new state-of-the-art playground equipment
- Replacing the sidewalk in front of the playground

Mist Park improvements are complete! Items include:

- Rerouting some sidewalks
- Lots of additional landscaping
- Addition of a wonderful shade structure over the playground equipment
- Addition of the large lighted pavilion with picnic tables to seat around 40
- Construction of two pickleball courts. (Some fencing realignment is still in progress)

Mist Lake work is still in progress but will be completed in the next couple of months, including:

- Approximately 50 additional trees
- Other landscape improvements
- Fencing repairs
- Lighting around the lake
- Added pavilion at the soccer field with picnic seating for 24 plus 2 spectator benches



More than 30 contracting companies performed work under the supervision of Greenscape Associates, our primary landscape contractor. All the improvements were approached with the long term in mind (no quick fixes allowed). Although there were inconveniences along the way, the results are outstanding and will serve our community and improve our home values for years to come.



Inside: Scholarships Available • Pool Rules & Schedule • Annual Meeting Scheduled • New Website

Reminder: Scholarships Available Again

Each year HOA grants scholarships to deserving graduating seniors who live in Rivers Run and Rivers Mist. The details of this year's program are being developed and will soon be posted on the HOA website <http://RiversRunHOA.com> including the application form which must be submitted by the dates specified. PLEASE NOTICE... There are several due dates in the process, as will be explained to applicants and ALL Due dates MUST be met without fail.

The scholarship will be deposited in the student's name directly to the college, university, or trade school of their choice.

In past years, many deserving students have expressed their gratitude for the money and indicated how important it was to their educational goals. They are pursuing various degrees and certifications.

These scholarships are funded primarily by a small fee paid by the purchaser of homes in the community. A small donation is also funded by your annual assessment.

Last year's application is currently on the website; this year's will not be significantly different. It was updated in mid-February after final Board approval, including new level of scholarships (\$1,000) and necessary due dates.

Applications will be accepted between April 28 and May 16. Details are on the application form. **Early or late applications will not be accepted.** Applicants will be contacted to schedule a personal interview to be held on May 24.



Pool And Recreation Facility Rules

(As posted at the pool and rec center)

Pool usage permitted only during pool operational hours when lifeguard is present, and only by Rivers Run and Rivers Mist owners and their guests.

Guests limited to 4 per member at any time.

Members are responsible for actions of their guests.

Everyone must present valid key card or fob and sign in and out.

All pool users are subject to being required to pass swim test

Children under 13 years not permitted without an adult (guardian) age 18 or older.

Children under 48 inches tall must wear wristband issued by lifeguards.

Children wearing red wristband must wear lifeguard-issued life jacket and be always within arm's length of guardian. Guardian must also wear red wristband.

Pool use prohibited to anyone with open wound.

Use of alcohol, tobacco, illicit drugs, vaping prohibited in and around the facility.

Glass containers prohibited in and around the facility.

Intoxication, loud music, profanity, improper behavior, running and horseplay prohibited.

Skates, skateboards, bikes, scooters and hoverboards are prohibited.

Street Clothes or cutoffs prohibited in the pool.

Dangerous pool entries such as diving, flips, gainers, and somersaults are prohibited.

Non-toilet trained children must wear swim diaper.

Lifeguards have authority to enforce all rules and safety regulations

Trespassers will be prosecuted

FORT BEND COUNTY SHERIFF NON-EMERGENCY PHONE 281-341-4700

IN CASE OF EMERGENCY DIAL 911

Pool Schedule Announced

Days for access to the pool generally follow the Lamar CISD calendar with a few exceptions.

Pool hours (except holiday weekends) on Tuesday through Saturday are 10 AM to 8 PM. Sunday hours are noon to 8 PM. Thorough cleaning is scheduled on Mondays during swim season (except Memorial Day and Labor Day). Open days are as follows.

May 24 (10 AM - 8 PM)

May 25 (noon - 8 PM)

May 28-31 (10 AM - 8 PM)

June and July Tuesday – Saturday 10 AM - 8 PM
Sunday noon - 8 PM

August 1 - 10 Tuesday – Saturday 10 AM - 8 PM
Sunday noon - 8 PM

September 1 (10AM - 8 PM)



Please note that you must have a valid key card or fob and sign the entry log.

In our winter newsletter we discussed all the upgrades made to the security systems at the rec center. That discussion included the upgrades made to the key card entry system. Our vendor provided hardware and software that is compatible with your existing key cards or fobs; if you have them already there is no need to get new ones.

Please familiarize yourself and your family with the rules of conduct posted at the pool and detailed elsewhere in this issue. The lifeguards are responsible to assure you have a safe and enjoyable time at the pool. They are being instructed to enforce the rules as posted.

If you have concerns about the lifeguards or pool rules please approach them in a calm manner and request them to contact their

Annual Meeting Scheduled

The Homeowners Association annual meeting is scheduled at 6:45 p.m. June 16 at the Rec Center. This and all Board of Directors meetings are open to owners and lessees alike.

Two important events happen at the annual meeting: Presentation and formal approval of the annual budget and election of one or more members of the Board of Directors. This year one seat is scheduled for election. Directors serve a term of three years. They volunteer their time and talents to direct the day-to-day operations of the association, manage the budget, and plan for long-term projects. They deserve and desire our support and input to the business of the HOA. Only owners can be elected or vote for Directors.

The window for self-nomination was announced to all owners recently and the period closed April 6, so the ballot is set. Ballots will be emailed to all owners the first week of June. They may be returned via email to Kristin@GenesisCommunity.com.



Another special event occurs at this time – meeting our scholarship winners! Each year HOA grants scholarships to deserving graduating seniors from our community. See the related article elsewhere in this issue. This year each scholarship will be \$1,000. It is funded primarily by fees that are paid by each purchaser of a home in our community. Come and meet these wonderful young people.

New Website Now in Service

Many of our owners have already had opportunity to use the Genesis website upgrade that was recently placed into service. It is still named genesiscommunity.com. It allows users to communicate with Genesis regarding any concern or questions related to HOA business or operations. This is separate from the HOA website, RiversRunHOA.com. However in the future we will be working toward moving much of the HOA info to the Genesis website. In the meanwhile, keep visiting both.

If you are an owner, you must first register at www.Genesiscommunity.com. Open the Homeowner Portal and register.

After you register you may access any of the options in the portal; see status of your account, submit or follow up on an Architectural Control Committee (ACC) Application, etc. There is even a “contact us” area so you can communicate with Genesis on any topic.

You can pay your assessments or other charges online here by check or credit card.

Several areas of the website are still being implemented but it is headed toward being a one-stop-shop for you to communicate with Genesis.

School Will Soon be Out for Summer

Soon our school rooms will be as vacant as this one from a hundred years ago. That means lots of time for all sorts of activities.

Many of the neighborhood kids will find their way to various day camps. Some will attend week-long camps away from home. Many will participate in summer sporting events or music-related activities. Lots of families will be able to enjoy time together at beaches or amusement parks; maybe a little fishing or boating can be mixed in. Some will take amazing trips to visit distant family members or to see faraway places.

All of these and hundreds of other ideas cannot fill the entire summer calendar. There still will be plenty of time for at-home activities. The pool will be open for everyone's enjoyment (see related article) and we have playgrounds and park space for everyone's use. This year, we even have two pavilions for first-come-first-served and shared use.

Please remind your children who might be unsupervised to be responsible, respectful of others and to play safely. Here are a couple of safety reminders: motorized vehicles are not allowed in parks or around the lakes and swimming in the lakes is forbidden. Fishing is catch-and-release and only for our residents and their guests.

We hope everyone has a fun-filled and safe summer.

