



# Rivers

## CURRENTS

SUMMER 2022

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](http://www.centerpointenergy.com)

Digger's Hotline 811

Electricity Providers  
[www.powertochoose.org](http://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

### Front Pond Makeover

Have you noticed the facelift of the front pond at the Reading Road entry to Rivers Run? It makes a much more beautiful front door to our neighborhood. Greenscapes repositioned the stones

surrounding the pond and mortared them in place, hiding the black plastic liner. Then they removed the gravel path and poured a new concrete sidewalk around the pond and down to the street. They moved the unsightly control box from the flower bed, increased the size of the beds and placed all new plantings plus two beautiful wooden benches.

Improved irrigation, new lighting and new beds near the street creates a whole new look.



### New Director Elected

At the annual meeting held June 13 Sherman Hinz was elected to the Board of Directors. He joins President Kern Arjoorsingh, Vice President Brian Gibula and Treasurer John Baker. He will serve as Secretary.

Thanks to all who attended and voted. At next year's meeting, two seats will be up for election. The board of directors meets at the Rec Center in even numbered months. Dates are always announced at least 5 days in advance via email blast and with signs throughout the community. We encourage all residents to attend if possible

If you have not shared your email address with Genesis, please do so. They protect your address and publish email blasts in order to send important information right to your desktop. Please provide it to [Kristin@GenesisCommunity.com](mailto:Kristin@GenesisCommunity.com)

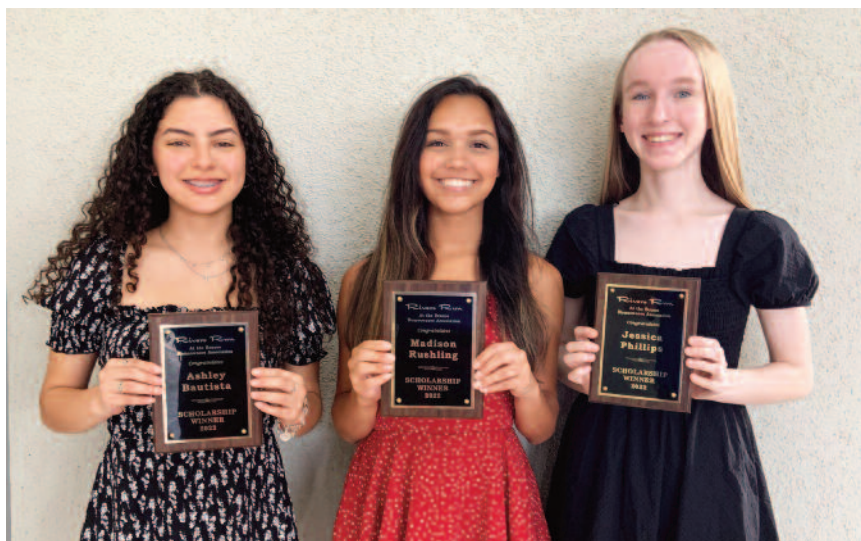


Inside: Scholarship Recipients Announced • Summer Days Have Returned • Gator Rehomed

# Scholarship Recipients Announced

Graduation season brings joy to graduates and their families. It marks significant changes in the high school graduate's life and in the lives of their family. In some cases, they will move from the family home and live alone or with "roomies" for the first time. In those instances, significant changes also happen in the lives of others in the home... "Susie" or "Billy" is no longer in the home and will be missed. Maybe a younger sibling gets a new bedroom! The graduate who begins college experiences a VERY different environment whether he or she lives at home or away.

Each year graduating seniors who live in our community may apply for a scholarship from the HOA. They go through an application process including an essay and personal interviews. They tell of their educational accomplishments, community service, and extracurricular activities. Funding for the \$750 grants is provided from a special account that is supported by a small fee paid by the buyer when a home is sold. Let's meet the graduates from our community who were recently granted scholarships.



**ANGELA BAUTISTA** was involved in several sports and enjoyed museums where she often volunteered. Scholastically she found a particular interest in biology. That interest led her to medical classes and clubs. She began working toward and achieved the status of Certified Nursing Assistant while continuing to volunteer at the Rosenberg Railroad Museum, Lunches of Love, Helping Hands and other venues. She worked at a home health care facility as well as a small bakery.

She has enrolled at the University of Texas at San Antonio to pursue a Bachelor of Science in Biology and then continue to medical school to become Doctor of Medicine. She has a true interest in helping to improve the lives of others through medicine.



**JESSICA PHILLIPS** was quite a talented ballerina as a young teen and moved to Houston to train at Houston Ballet. She performed alongside professional dancers in The Nutcracker. She also became a Teaching Assistant there, working with children in the five-to-seven age range. She found time to write for the school newspaper and volunteer at Houston Methodist Hospital. This volunteer work raised her interest in medicine, so she enrolled in accelerated classes at Baylor University. She graduated from an on-line academy a year early as a member of both The National Honor Society and the National English Society. In addition, she completed twelve credit hours at Baylor and was named to the Dean's list.

Jessica has enrolled at Baylor to study neuroscience in the pre-med track. Following that degree, she will head to medical school to become Doctor of Medicine. She is also dedicated to give back to her community outside of the medical field.



**MADISON RUSLING** began her first "job" at age thirteen when she started an Etsy shop selling handmade jewelry. Later she established another Etsy store selling college stickers and Christian apparel. At age 16 she became a paid coach at the gym she had attended for several years as well as a Starbucks barista. She worked six days a week at both jobs for almost four years.

She was on her high school cheer team, going to UIL state competition twice. Giving back to the community she volunteered coaching younger cheerleaders at the gym. She was a leader in setting up Young Life clubs and Bible clubs and also volunteered at a Christian camp. For these volunteer activities she was awarded a Community Service braid at graduation.

Madison has enrolled at Blinn Junior College for her prerequisite courses. She will then become an Aggie to complete her Bachelor of Nursing degree. After graduating at A&M she looks forward to serving as a traveling nurse.

All of these young ladies are outstanding citizens as demonstrated by their commitment and dedication. Congratulations to each of them and we wish them well in the future.

## Lease Terms

Everyone is aware that in our current economic climate housing has become much more expensive. That leads to significant changes in how some people buy or lease housing. Our community has a number of properties that are leased and we are very welcoming to all who come, either as buyers or renters. However, the changing landscape means some landlords or renters would prefer either to engage in short-term leases, perhaps set for days or weeks. It is believed this could adversely affect the "settled" personality of the community.

At the annual meeting a guideline was established to require six months as the minimum time for any lease or rental of property. This pairs well with the already-existing provision that part of a property may not be leased or rented other than to certain relatives of the owner.



# Street Concerns

Topics often arise concerning the use of our streets. The two most common are street parking and drivers' speed.

Our streets are owned by Ft. Bend County. Therefore, the HOA has no controlling authority. We cannot gate our community or install speed bumps or other traffic control devices. We must all depend on the common courtesy of drivers.

We have lots of children in the community so please be mindful of your speed. Even though the official speed limit is 30 MPH as our neighbors requested we have posted an informal limit of 20 MPH. Voluntary adherence to the lower limit would make our neighborhood much safer.

What about cars parked on the streetside? Only asking that your neighbor kindly move their vehicle might get it moved.

As long as they are parked parallel to the curb, headed in the right direction and within 18 inches of the curb they are legally parked. They must not block a driveway or be less than 15 feet from a fire hydrant, 20 feet from a corner and 30 feet from a stop sign.

# Pool Concerns

Last quarter we introduced Texas Aquatic Enterprises (TAE) as our new pool management company. Unfortunately, there have been some "bumps in the road" as they transitioned into our pool. The previous contractor had not left the pool in the best condition, so TAE had a task to bring it into better operating conditions.

In the first few weeks of the swim season operational shortcomings emerged. Cleanliness and personnel issues came to light, mostly noted in social media with few if any specifics. Thanks to our neighbors who responded to our requests for specific information we were able to bring those issues to light for AES.

HOA has been discussing the problems directly with the highest levels of AES management and improvements have been noted. We shall continue to follow up regularly to see that our residents' expectations are met.

# Summer Days Have Returned

Even though we have experienced abnormal heat consistently since mid-May, official summer is only a few weeks old. That means special care needs to be taken to protect each of us and our families (including pets). Some suggestions are:

- Keep your family safe with sunscreen. SPF 50 is usually recommended. Apply liberally and often.
- Watch out for 'skeeters'. Once the drought breaks they will be back with a vengeance.
- Remember protective gear such as helmets, knee pads and Coast Guard approved floatation devices. Assure that your children use them.
- Practice water safety, whether in a pool, lake (not ours, please), river, or other water body. Be certain your children are safe in and around water. Swim lessons save lives.
- Dehydration is a real danger. It can slip up with devastating results. Drink lots of water and avoid alcoholic beverages.
- Be especially careful in your car. Summer is more dangerous on the road due to drivers who are in unfamiliar territory, exhausted or under the influence of alcohol. Also.....when leaving your car check to be sure everyone is out.
- Protect food from exposure to heat and keep your hands clean.
- Your pet needs shade and plenty of water. If it is too hot for you it is too hot for them. Share your a/c with them if possible.
- LAST BUT CERTAINLY NOT LEAST...Know where your children are, who they are with, and what they are doing. Keep them safe.

# United States Flags at Entries

In May HOA began searching for a Boy Scout Troop to post flags for our community on days that are normally noted by the display of flags. Unable to locate such a troop we turned to Flags of Hope, who will post a flag at each entry. They will provide the flags and all the associated hardware and post them for each of the following dates. They will then remove and store the flags and hardware. This will assure all flags and hardware are always clean and in good condition.



Flags of Hope donates 10% of the cost to tax exempt organizations that support Veteran's causes.

## ***Look for the Stars and Stripes:***

Presidents' Day  
Memorial Day  
Flag Day (our first day)  
Independence Day  
Labor Day  
Veterans Day

In order to meet all their clients' needs, the flags will be displayed a day or so before and after the date. In keeping with proper flag etiquette, we have included a solar powered LED for each.

## GARAGE SALE

A second community garage sale was held June 18. Hopefully the new signage provided by HOA and the email blasts from Genesis created more traffic. Date confusion was discussed at the annual meeting and it was decided that consistent dates be established. Those present agreed on the first Saturday of April and October. Those dates will be placed on the website so all can plan appropriately.



## Gator Rehomed

Our little gator became a nuisance when he moved from Run Lake to the newly renovated front pond and began roaming in that area. The HOA applied for and received a relocation permit from the Texas Parks and Wildlife Department. Licensed gator hunter Timothy Deramus was called to complete the project. In short order, Tim located the 5-foot-4-inch gator that weighed about 50 pounds and captured him humanely. After examination and recording size, weight, etc., Tim relocated him to the alligator preserve located on IH10 near Beaumont. The two-year-old will live out his long life in gator luxury along with lots of other new gator friends, having plenty of good food and free veterinary care if needed. If you are in the Beaumont area drop by to visit him and say howdy.



## Lake and Park Reminders

While specific regulations exist at the pool for the safety of all swimmers, there are also a few regulations in our other common grounds. They are for the safety of all as well. Lakes and parks are for use only by residents and their guests.

No swimming is allowed in the lakes. There are sometimes alligators there and never any lifeguards.

Fishing is allowed, but only as catch-and-release. This helps keep our fish healthy so they can help balance the ecosystem.

No motorized vehicles are allowed in parks or around lakes. Everyone's safety and healthy maintenance of the facilities are at stake here. Recently a motorbike rider hit an elderly couple walking with two young grandchildren, one in a stroller. One of the grandparents lost control of the stroller. It careened down the embankment and into the water with the one-year-old child in it. Thankfully there were no serious injuries but this could have ended really badly, even in the drowning of the toddler.

Even though lighting is in the parks they are open only from dawn to dusk. Security and safety are top priority so everyone can enjoy the parks.