

**Fall**  
2018

## Board of Directors

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Jeff Shillington

### Vice President

Jimmy Reinhardt

### Treasurer

Susan Letts

### Secretary

Jason Brown

### Director-at-Large

Kim Hsu

## Property Manager

Sentry Management

Jan Purdy

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## Board Meetings

3<sup>rd</sup> Wednesday of every month (excluding Aug. and Dec.) at 7 p.m. in unit 700 (unless otherwise noted at mailbox bulletin board).

# THE REGISTER

## Newsletter for River Mill Condominiums

### DUMPSTER ALERT: New Compactor Installed

Our previous compactor completely rusted through and could no longer be repaired. As a result, our trash company had to build us a brand-new compactor which took time. Our new dumpster is now installed and ready to use. Please only throw household trash in the dumpster. We appreciate everyone's patience during the transitional period between dumpsters.



### REAL ESTATE UPDATE

Units continue to sell at a brisk pace with 11 selling thus far in 2018. Since 2014, 52 have sold. Currently, there are four units for sale which include:



#### Units on the Market:

- 511 – 1 bed/1 bath – 988 sq ft - \$114,000
- 603 – 1 bed/1.5 bath – 972 sq ft - \$105,000
- 701 – 2 bed/2 bath – 1,306 sq ft - \$156,500
- 709 – 2 bed/2 bath – 1,306 sq ft - \$169,500

### FHA Status Up for Renewal

River Mill's current status of an FHA approved condominium complex is up for renewal. The HOA Board voted unanimously to renew the agreement moving forward. The FHA approval status is a 2-year term limit and will be renewed in 2019 and will run through 2021 before it's up for renewal again.

*For updated real estate information, visit the bulletin boards in front of the mailbox area.*

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## Community Reminders

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### Annual Meeting: Jan 16

Please join us for the Annual Meeting on Wednesday, Jan. 16, 2019 at 7 p.m. in the board room (unit 700).

### Fireplace Check-Up:

Now is a good time to have your chimney cleaned. Chimneys should be inspected annually whether or not your fireplace is being used. Pests may have built nests that could clog your flue or chimney chamber and a dirty chimney can cause fires.

### Parking

River Mill does not have assigned parking spots. Owners of multiple vehicles should be considerate of their neighbors and park additional vehicle(s) in the areas that are not close to the access of each building.

## RESIDENT ALERT: Pet Waste & Leash Reminders



There has been an increased amount of dog feces left on the grounds. Please be courteous and clean up after your pet. Not properly removing pet waste is not only unsanitary, but it can result in monetary fines. We have provided the Dog Walk for your convenience, but we ask that you keep the other common areas clean for all to enjoy. The next time you're tempted to leave your pet's droppings in the community, please remember these facts:

- The appearance and quality of the common areas affect home sales.
- The more residents complain about this, the more time management must spend on enforcement rather than serving the association.

**No Pet Waste in Pine Straw** – Please remember to refrain from allowing your pets to defecate on any pine straw areas.

**Pet Leash Reminder** – All pets, including cats, are not allowed outside unless they are on a leash, nor may they be tethered in common areas.

## Property Report

- Fencing surrounding the dumpster area has been replaced and enhanced with higher, more secure fencing.
- Several large oak trees as well as two dead crabapple trees in front of 1000 building next to the pool area will be removed.
- Security fence along Atlanta Street that was damaged from the fallen tree branch will be replaced.
- River Mill front entrance sign will be cleaned and repainted.



## Holiday Wreath Contest

Back by popular demand we will be having a holiday wreath contest to ring in the spirit of the season. Wreaths are to be hung on your front door by Dec. 10. The wreath can be real or artificial but must be nonelectrical (battery is OK). Prizes will be awarded to the top three finishers and winners will be

announced at the upcoming Annual Meeting on Jan. 16, 2019. To enter, email [rmwreathcontest@gmail.com](mailto:rmwreathcontest@gmail.com) by Dec. 9 with your name and unit number. Judging will be on wreaths only. Good luck and Happy Holidays!

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