



# The Village Crier

Monthly Newsletter for the Villages of Rivershyre, Dartmore, Brighton, Newport, and Edenton

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[www.rivershyre.org](http://www.rivershyre.org)

## Did You Know?



pool? One of the best in the area if our swim team went undefeated, there birthday parties; and it is a great social at least 11 years (it was open when my

Did you know that Rivershyre has a you ask me! For a number of years, have been lots of pool parties and gathering place. It's been around for family moved in).

Well, after all that time, Columbia County finally realized we have a pool! This year, they have begun assessing us for the Storm Water utility (\$26 per month). And, after all these years, they have finally found out that the pool is offering memberships to outside residents. Because of that revelation, our property taxes have jumped significantly as well.

I guess the good news is that we saved some money over the years in taxes. But now the new bills and the declining membership at the pool has put a strain on the pool budget and expenses. The board and the pool committee are looking at various options to help fund the pool for the near term and long term. We are hoping that as new families move in, they'll want to join the pool and alleviate our budget concerns. (Rivershyre is one of the few neighborhoods that has a neighborhood pool and make us more attractive when our neighbors sell and new neighbors move in. It also helps increase our home's value as well!)

As ideas and options arise, we'll keep you apprised of what is seriously being considered. If you have any ideas or concerns, please pass them along to me, the board, or to Bill Giddings who oversees the pool.

Did you know that if you want to make any major changes or upgrades to the exterior of your home or yard, you will need to submit a Property Alteration Request (PAR)? Over the past year, more and more of your neighbors have been submitting PARs for tree removal, decks, pools, patios, or additional rooms to their home.

The Architectural Control Committee (ACC) reviews all of the PARs and will visit and inspect the work that needs to be done. In almost every case, the PAR was approved, as defined. In a few cases, the ACC has asked for some minor changes in the work scope and it has proven to be amenable for all parties involved.

Every once in awhile, we'll have a neighbor forget to submit a par or do have some work done that required a PAR. If this happens, the ACC will still need to approve the work that is being (or has been) done. If a problem arises, the ACC can ask that the work be halted or "undone". If the homeowner continues with the work or ignores the ACC requests, the ACC and the board can take action against those parties involved. (Among the hundreds of pages you signed when you bought your home in Rivershyre, one was the Covenants for the Rivershyre community.)

We are going to start including a copy of a PAR in the newsletter; and one can still be found on our website ([www.Rivershyre.org](http://www.Rivershyre.org)). If you are thinking about doing some major (or minor) work that will require a PAR, please pass one along to the ACC. And if your

*Continued on Page 2*

August, 2006



### In This Issue

- Did You Know?
- Rivershyre Fall Yard Sale Date
- Robin Hood
- Adult Mystery Bingo
- Farewell to Summer Pool Party

### Topics of Interest

Our Address & Phone Numbers	2
Meetings, Boards & Committees	3
Home Sales Updates	3
Committee Updates	4
Yard of the Month	4
Calendar of Events	4
Clubhouse Rentals	5

**Did You Know?**

neighbor is thinking about or talking about doing some work, remind him or her to submit a PAR as well. The board, the ACC, and your Rivershyre neighbors thank you!

Did you know that we have completed our fence project and added some boulders around the Lake and the nature trail? The fencing took a little longer than expected. Some of the wood the fencing company wanted to use was not the best quality. Larry Beran quickly notified the company and the changes were made.

The rocks and boulders were brought in to serve two purposes: to prevent motorized vehicles from accessing the areas they are prohibited in (some people are ignorant to our signs asking not to drive on those areas) and to be a long term solution as a barrier. While not the prettiest of solutions, our problem has been those in cars or trucks “4 wheeling” the previous barriers and causing additional damage to the lake or nature trail areas.

The Grounds & Lakes committee thought that the rocks would cause a bit more damage to the “vandal’s” vehicles and have a longer life (about a thousand years!). If you have teenagers who like to four wheel, spin wheels, or spit dust; would you mind asking them to do it outside of the Rivershyre community (and in places where your tax dollars and mine won’t be affected!).

Did you know that Larry Beran has announced his retirement as Rivershyre’s “grounds keeper”? For many years, Larry has been helping out around the neighborhood, overseeing the community areas, maintaining the sprinklers, working with our service providers, and knocking on the county’s door for work that they were responsible for doing. Larry would like to spend more time fishing. If you are interested in helping out and you have some free time, please contact the board or Larry!

Did you know we had another wonderful 4<sup>th</sup> of July parade? Over 75 of Rivershyre’s youngsters participated along with the Sheriff’s department and the Evans Martinez fire department. It was a great time that concluded with a pancake breakfast! Many thanks to Martha Kapfhammer and the Social & Welcome committee for organizing and working the event. The next major event will be our Halloween parade.

Did you know our yearly Rivershyre Community Association meeting is set for Tuesday, September 19<sup>th</sup> at 7pm? PLEASE mark your calendar and plan to come out for about 90 minutes. This is your neighborhood and we’d love to have you and your neighbors attend. If fact, we’ll bribe you with some food as well!

And did you know that school starts on Friday, August 4<sup>th</sup>? (I’m sure most of you do!) Please drive carefully in the morning and afternoon as buses and cars move to and fro. Parents, please remind your high school and college teens that the neighborhood speed limit is 25mph.

And of course you know that if you have any problems, questions, concerns about Rivershyre; or would like to volunteer for a committee; you can contact me or any of the board members!

Bill Ferguson  
[Georgiaterp@comcast.net](mailto:Georgiaterp@comcast.net)

**The Villages of  
Rivershyre**

P. O. Box 2194  
Evans, GA 30809-2194

Rivershyre Association  
& Clubhouse Phone  
(706) 854-0229

Pool Phone  
(706) 854-0283

Our E-Mail Addresses:

[feedback@rivershyre.org](mailto:feedback@rivershyre.org)

[newsletter@rivershyre.org](mailto:newsletter@rivershyre.org)

**We’re on the Web!**

*See us at:*

**[www.rivershyre.org](http://www.rivershyre.org)**

**Babysitters  
Listing**

If you would like to add your name to the list, send an email to:

[babysitter@rivershyre.org](mailto:babysitter@rivershyre.org).

Include your name, address, phone number, age, rate, and age range of children you will sit.

*Newsletter articles are due by the 20<sup>th</sup> of each month. Drop them by 1116 Rivershyre Drive or email them to: [newsletter@rivershyre.org](mailto:newsletter@rivershyre.org).*

## 2006 Board of Directors

Bill Ferguson	President
Grady Taylor	Vice President
Craig Trout	Secretary
Martha Kaphhammer	Treasurer
Chuck Faulkner, Dick Huskin, Lisa McLendon, Darrell Speight	Members

The Board of Directors meets on the first Thursday of each month at 7:30pm at the Clubhouse.

### Rivershyre Home Sales Update

This monthly newsletter item includes information on the homes in Rivershyre that are either currently on the market or have recently closed. This information is provided courtesy of Philip and Sharon Jones of ReMax Augusta Realtors. If you have any questions about this information, please contact Philip or Sharon at 833-4663.

#### Active Listings as of 7/19/2006

1107 Rivershyre Drive \$262,900

#### Sold Properties 4/19/2006 – 7/19/2006

1089 Severn Drive \$190,000  
 1081 Severn Hill Circle \$183,500  
 1166 Claridge Trail \$175,000  
 1084 Severn Drive \$230,000  
 1090 Rivershyre Drive \$240,000  
 1141 Rivershyre Drive \$227,900

#### Pending Sales as of 7/19/2006

1122 Village Court  
 1151 Parkside Trail  
 1172 Parkside Trail

#### Average Sales for Previous 6 Months

Average Home Size 2583 sq. ft.  
 Average Sales Price \$213,900.90  
 Average Dollar Per Sq. Ft. \$82.70  
 Average Days on the Market 31 days

## Committee Chairpersons

Architectural Control	Chuck Faulkner
By-Laws & Nominating	Dick Huskin
Finance	Martha Kapfhammer
Grounds & Lake	Dan Johnson
Neighborhood Watch & Safety	Darrell Speight
Pool	Bill Giddings
Social & Welcome	Martha Kapfhammer

If you are interested in joining one of our committees, please visit at our next meeting. If you have a concern or issue that falls under the purview of one of the above committees, please contact the committee chairperson or any member of that committee.

## Committee Meetings

Architectural Control	4 <sup>th</sup> Monday, 7:00 pm
Board of Directors	1 <sup>st</sup> Tuesday, 7:30 pm
By-Laws & Nominating	No Regularly Scheduled Meetings
Finance	As needed
Grounds & Lake	3 <sup>rd</sup> Monday, 7:00 pm
Pool	3 <sup>rd</sup> Wednesday, 7:00 pm
Neighborhood Watch & Safety	4 <sup>th</sup> Thursday, 7:00 pm
Social & Welcome	2 <sup>nd</sup> Tuesday, 7:30 pm

All committee meetings are held at the Rivershyre Clubhouse unless otherwise noted. All committee meetings are open to homeowners. Please join a committee and help our neighborhood continue to be a wonderful place to live.

### New to Rivershyre?

We'd like to include your family in our next Rivershyre directory. Call Martha Kapfhammer at 650-8766 and she will deliver a copy of our current directory to you. She'll also get your information to update our computer database. If you have a new phone number or a new family addition, call with information too. We want to have as complete and up-to-date directory as we can.

# Committee Updates & Notes

## Architectural Control Committee

This month the committee feels there is a need to bring several issues to the attention of the neighborhood.

First, there are several residents that have not maintained their property in a manner that prevents grass from over-running the curb and tree limbs from obstructing traffic in the street. Curbs should be edged and kept free of grass and weeds. Trees growing near curbs should be trimmed to prevent their limbs from extending into the path of traffic.

Second, residents must remember to keep all trash/garbage containers out of sight until the appropriate time to put them at the curb. The Covenants require such containers to be maintained in screened areas which conceal them from view from the road and adjacent properties. And don't forget, if you need to construct such a screened area, plans for such screened areas delineating the size, design, texture, appearance and location must be approved by the Committee prior to their construction.

By now you may be thinking the committee is being critical of residents' trees and garbage containers and

ignoring similar issues with trees and garbage containers maintained by the neighborhood association. Projects involving pruning of trees in common areas along our streets and screening of containers at the clubhouse are to be completed shortly. Please join us in helping to maintain the appearance of Rivershyre.

On another subject; many residents have expressed concern over the potential safety hazard created when commercial or non-conventional vehicles are parked in the street in front of some homes. The committee would like to remind all residents that in addition to creating a safety hazard when such vehicles are parked on residential streets, the Covenants do not allow residents to park large trucks, trailers, heavy equipment, recreational vehicles and buses at their homes unless screened from view. Commercial vehicles are permitted, however, when used by contractors working at a residence.

Questions about the Covenants or submitting Property Alteration Requests may be addressed to the Architectural Control Committee either at its regular monthly meeting at 7:00PM on the fourth Monday of each month or by e-mail addressed to [acc@rivershyre.org](mailto:acc@rivershyre.org).



## Rivershyre Fall Yard Sale

You can start planning your Fall Yard Sale!! The date is going to be Saturday, September 23rd. Plenty of time to clean out the attic and garage and get all of your bargains ready!

### Message Board

Please note that the message board at the front of the neighborhood is for the Rivershyre Association messages only. We ask those who need to pass along info to certain neighbors or to celebrate an event, to place a sign on the "island" and to discard it after the event is completed!

## ~ Rivershyre Yard of the Month ~

Rivershyre's twenty-sixth Yard of the Month can be found at **1122 Midford Court**. This competition is sponsored by Philip and Sharon Jones of ReMax Realtors (833-4663). The monthly winners will have a very nice sign placed in their yard signifying that they have been selected as having the nicest yard in Rivershyre.

### \*\*\* Calendar of Events \*\*\*

First day of school  
(Columbia County)

Friday, August 4<sup>th</sup>



Want to advertise your business to your neighbors in Rivershyre? We are now offering advertising opportunities on our Rivershyre website ([www.rivershyre.org](http://www.rivershyre.org)). The cost is \$150 per year. For a contract or more information, **please contact a Rivershyre Board member!**

## Robin Hood!

Everyone knows the story of Robin Hood, robbing from the rich and giving to the poor. We'll we "sorta" have a Robin Hood in Rivershyre, but he or she operates a little differently! A few neighbors received a letter, typed, pointing out violations of the neighborhood covenants. The letter has the Rivershyre Association address typed within the note, and the envelope has the same.

There is no signature, and the letters are written to appear like they are coming from the Architectural Control Committee (ACC) and the Rivershyre Board.

The board and the ACC appreciate Robin Hood's efforts. In fact, we would love for Robin Hood to join the ACC! The letters are well written; Robin Hood knows the rules; and Robin Hoods asks, politely, for the violators to abide by the rules.

Just for clarification – Any letter, sent by the board or by the ACC will be on Rivershyre letterhead and will be signed by the ACC chairperson and by the president of the Rivershyre Board of directors. There is a process that the ACC follows for any rule violators. While it might take a little longer for the problem to be resolved, the ACC has been highly effective (and efficient) in passing along "friendly reminders" and getting the problems solved.

If you do have a concern about a neighbor violating a rule or covenant, please drop us a note and the ACC will review the situation ([acc@rivershyre.org](mailto:acc@rivershyre.org)). You will remain anonymous, and if the ACC does in fact make note that there is a violation, they will begin the process of notifying the party or parties involved.

Remember, the ACC is made up of VOLUNTEERS – your neighbors! Any help or VOLUNTEERS would be much appreciated.

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## Clubhouse Rentals

If you are interested in renting the clubhouse, please contact Stephany Ricker at 863-5988 or Kathy Armstrong at 863-4154. The fee is only \$60.00 plus a \$150.00 security deposit. The Clubhouse accommodates up to 80 people. The Clubhouse phone number is 854-0229. The rental agreement, clubhouse rules, and check in/out checklist can be found on our website by clicking on "Clubhouse" or "Documents".

## Adult Mystery Bingo

It's time to have another Adult Mystery Bingo! The date is going to be Saturday, October 14th at 7:30 p.m. It's a simple game with a simple little twist added. Each adult that attends is asked to bring a wrapped 'mystery' prize worth \$10 (a household item, lottery tickets, something 'sporty', guy things, girl things -- you get the picture!) For each game of bingo played the prize will be one of the 'mystery' prizes. See, it's simple and it'll be fun!!

The Social and Welcome Committee will provide sodas and snacks for everyone. If you wish to drink anything besides soda, please BYOB. RSVP to Joannie at 863-2931 by October 12th. We're giving you lots of advance notice because we know the days when the kids go back to school and sports start up again can be pretty hectic. Give Joannie a call now and mark your calendar for October 14th for a night of fun.

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## A Farewell to Summer Pool Party

It's hard to believe but school is almost ready to start. The lazy, hazy days of summer are almost over and our beautiful neighborhood pool will have to close for the season. If you're a member of the pool, you know what a wonderful place it is to spend an afternoon. But if you've not had a chance to check the pool out before now, the Social and Welcome Committee along with the Pool Committee invite you to our Farewell to Summer Pool Party.

The neighbors of Rivershyre are invited to spend an afternoon at the Rivershyre Pool, Sunday, September 10th from 4 until 7 p.m. We will have hot dogs, baked beans, mac & cheese and drinks for everyone who comes --- just an old fashioned picnic by the pool. We are asking each family that attends to bring either snacks to share or a dessert. You must RSVP to Joannie at 863-2931 by September 7th so we will know how many hot dogs to get ready to grill. We ask that all children present at the party be accompanied by their parents.

Come enjoy our pool and have dinner with your neighbors. We have such busy lives with work, school, sports and so may other acitivities --- why not spend one of the last few days of summer relaxing with friends by the pool or maybe meeting your new neighbor who's just moved in. Everyone is invited - young, old, swimmers, or non-swimmers, long-time residents or brand-new. Let's make this a great afternoon activity that we'll want to repeat again and again. Call Joannie and let her know that your family is coming to the Farewell to Summer Pool Party !!