



The Village Crier

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

K.M. Kearns, Editor
newsletter@rivershyre.org

www.rivershyre.org

August, 2007



In This Issue

- Dorothy and Toto – News from the President
- Baby Sitter/Yard Work list
- Homeowner Liens
- Summer Recipes

Topics of Interest

Our Address & Phone Numbers	2
Yard of the Month	2
Calendar of Events	2
Meetings, Boards & Committees	3
Home Sales Updates	3
Updates	4
<u>Attachments</u>	
PAR Form	

Twister



Well, it could have been a lot worse. Thank goodness no one needed FEMA, but as I mentioned last month, a lot of us have learned more about our insurance, and we have learned more about our neighbors.

I want to thank everyone in Rivershyre for their help, their patience, and their efforts in cleaning up the community. By the weekend, you could hardly tell we had significant damage. Neighbors were helping neighbors clean up, some who were total strangers the day before. We continue to be one of the best communities in Augusta.

Overall the damage to association property was not as bad as first feared. The total cost for tree removal was \$6,400. Many thanks to Stallion Trees for doing a great job removing the trees, limbs, and damaged shrubs.

Good news – bad news: The association insurance policy does not cover “wind”. But we did have \$2,000 set aside for tree work for 2007. The remaining money will come from monies within the 2007 budget that we have not spent, and from our long term savings fund.

We still need to replace the gate at the lake. We don’t see this as being a huge expense. We’ll also have to do some repair to one of the bridges on the nature trail.

Additional storm follow up:

We are reviewing our current association policy and we are investigating other policies for community associations. We purchased our initial policy seven or eight years ago, and the primary concern was protecting the community from lawsuits. We know better now.

Property lines

We are recommending all homeowners, especially those with fences; find out “exactly” where their property lines are. Many fences fall short of where the exact lines are and we had some neighbors who thought damaged trees belonged to the association, when in reality; the trees were still within their property boundaries

Damaged Trees

As the past couple of weeks have gone by since the storm, we are noticing dead limbs

Continued on Page 2

**The Villages of
Rivershyre**

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

Rivershyre Association
Clubhouse & Pool Phone
(706) 854-0229

Our E-Mail Addresses:

feedback@rivershyre.org

newsletter@rivershyre.org

We're on the Web!

See us at:

www.rivershyre.org

**Have some spare
time?**

All of the Rivershyre committees are looking for volunteers. An hour or two each month will go a long way to help your neighbors and the neighborhood. If you can spare some time, your help will be appreciated.

Twister....

Continued from Front Page

high in trees, and some trees that did sustain damage, must be shaped or removed. Nothing at this moment poses a threat to property or to people. We can be patient – for the time being.

We will look to budget additional monies for tree work in 2008. We'll also be looking for volunteers in the fall and winter to help with tree removal within the lake area and along the nature trail. (Anyone looking for firewood, let me know.)

2008 Budget

At our next board meeting (tentatively scheduled for August 14th), we'll be looking at the proposed 2008 budget. I won't sugar coat it – there will be a 5% increase from 2006 homeowner's dues. We have seen significant increases in the cost of electricity, water, and we'll probably see an increase in our insurance as well.

What has really surprised us is how much our taxes have jumped. Our
Continued on Page 4

Calling All Baby Sitters and Yard Workers!

If you would like to join the list below, please send your name, number and desired work to newsletter@rivershyre.org.

Names	Phone	Baby Sitters	Yard Work
Kristen Beasley	706-869-0223	X	
Sohailla Digsby	706-421-6168	X	
Ashlie Morrow	706-550-0178	X	
Nadia & Bianca Franz	706-364-4433	X	
Jason Brickey	706-863-7039		X
Tori Williams	706-854-9569	X	

~ Rivershyre Yard of the Month ~

Rivershyre's thirty-seventh Yard of the Month can be found at **1121 Rivershyre Drive**. This competition is sponsored by Philip and Sharon Jones of Re/Max 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 *****

Middle Schoolers Pool Party	Friday, August 3 rd
High Schoolers Pool Party	Monday, August 6 th
First Day of School	Monday, August 13 th
Labor Day	Monday September 3 rd

Newsletter articles are due by the 20th of each month. Drop them by 1116 Rivershyre Drive or email them to: newsletter@rivershyre.org.

2007 Board of Directors

Bill Ferguson	President
Grady Taylor	Vice President
Barbara Broome	Secretary
Martha Kaphhammer	Treasurer
Chuck Faulkner, Dick Huskin, Bea Romeo	Members

The Board of Directors meets on the first Tuesday 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 Re/Max Augusta Realtors. If you have any questions about this information, please contact Philip or Sharon at 833-4663.

Active Listings as of 7/17/07

1080 Rivershyre Drive	\$259,900
2030 Edenton Trail	\$284,900
1133 Midford Court	\$259,900
1212 Oakton Trail	\$264,900
1080 Severn Hill	\$268,900
1186 Rivershyre Drive	\$259,900

Pending Sales as of 7/17/07

N/A

Sold Properties 4/17/07 – 7/17/07

1080 Rivershyre Court	\$259,900
1190 Newport Trail	\$237,400
1188 Rivershyre Drive	\$270,000
1198 Newport Trail	\$268,900

Average Sales for Previous 6 Months

Average Home Size	2720 sq. ft.
Average Sales Price	\$262,128
Average Dollar Per Sq. Ft.	\$96.4
Average Days on the Market	47 days

Committee Chairpersons

Architectural Control	Chuck Faulkner
By-Laws & Nominating	Dick Huskin
Finance	Martha Kapfhammer
Grounds & Lake	Open
Neighborhood Watch & Safety	Bea Romeo
Pool	Open
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 th Monday, 7:00 pm
Board of Directors	1 st Tuesday, 7:30 pm
By-Laws & Nominating	No Regularly Scheduled Meetings
Finance	As needed
Grounds & Lake	3 rd Monday, 7:00 pm
Pool	3 rd Thursday, 7:00 pm
Neighborhood Watch & Safety	4 th Thursday, 7:00 pm
Social & Welcome	2 nd 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 706-650-8766 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.

Twister*Continued from Page 2*

assessment has jumped from \$81,414 to \$97,120. Columbia County is paying closer attention to community associations, their holdings, and where their monies are being collected and spent. Our 2007 payment of \$1,100 was much higher than expected (or budgeted).

If you would like to come to the board meeting and learn more about the budget numbers or to make some suggestions, we'd love your participation.

Mailbox Review

The Architectural Control Committee will be reviewing the mailboxes within the neighborhood. Take a look at yours and make sure it is clean, neat, and standing straight. If you have any questions about yours, please contact Chuck Faulkner, the ACC chair CAF814@aol.com.

4th of July Parade

Many thanks to the Social and Welcome committee for a wonderful evening of events to kick off the July 4th holiday. Over 100 people, young and old, participated in the parade. Many stayed around for a small fireworks display at the tennis courts, and others enjoyed an evening at the pool.

We always find we have the best participation in neighborhood events that involve the kids and families. Next up, a season ending pool day and a Halloween parade!

Finally, a get well soon to Mike Amerson. Mike has been a workhorse within our community; working on our trees, around the lake and nature trail, mowing, and most importantly, any emergencies – he was always “Johnny on the spot”.

Mike fell off a roof shortly after the storm and suffered injuries to his hands, wrists, and legs. We wish Mike the very best, a fast recovery.

Bill Ferguson

Georgiaterp@comcast.net

706.651.1797

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. Clubhouse rental does not include use of the pool.

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”.

Rivershyre Homeowner's Liens***2006 Liens***

1162 Oakton Trail

1183 Oakton Trail

2007 Liens

1155 Oakton Court

1172 Dartmore Trail

1162 Oakton Trail

1190 Rivershyre Drive

1208 Oakton Trail



Yard Sale

Fall Yard Sale Coming Soon!

The summer season is passing quickly and the kids are getting ready to return to school soon. That means it's time for the Rivershyre Fall Yard Sale! The date is set for Saturday, September 22nd. Start clearing out that attic and garage to get ready! The date will be here before you know it! All of the details will be in the September newsletter.



End of the Season Pool Party

We hate to see summer come to an end because that means we must close our beautiful neighborhood pool for the season. So we're going to have one more party before we must say good-bye! The last day for the pool operating season is Sunday, September 9th so our party is scheduled for that day. *ALL* Rivershyre families are invited to come spend the day at the pool, relax by the water, and help us celebrate another successful swim season.

In the afternoon from 5 until 7 p.m. the Social and Welcome Committee will be serving dinner for everyone. The menu will include hot dogs, baked beans, mac and cheese, drinks and dessert. We are asking that you RSVP to Joanie by September 5th in order for us to know how many hot dogs to get ready to grill. All children present at the party must be accompanied by their parents.

We encourage everyone to have dinner with us on September 9th at the pool. This is your last chance this year to enjoy one of our neighborhood's greatest amenities. Grab your family and meet your friends at the Rivershyre pool! Remember to call Joanie to let her know that you'll be joining us for dinner on the 9th.

Teen Nights Planned at the Pool

A new idea was suggested at the last Pool Committee meeting and we thought we would give it a try. Weather permitting, a Teen Night for Middle Schoolers is planned for Friday, August 3rd from 8 until 10 p.m. The night for High School youth will be on Monday, August 6th from 8 until 11 p.m. The cost of admission will be \$1; both Rivershyre residents and their friends are invited.

We will have sodas and snacks for the kids but the concession stand will also be open. We will provide chaperones but any parent who would like to come down and help supervise is welcomed. This will be a great way for the kids to have a night of their own before school starts and it is time to 'hit the books'!!

Do You Have Some Spare Time???

All of the Rivershyre Committees are looking for volunteers.

An hour or two each month will go a long way to help your neighbors & and the neighborhood. If you can spare some time your help will be appreciated!!

Contact Martha Kapfhammer at m_kapfhammer@hotmail.com.

