



The Village Crier

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

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www.rivershyre.org

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Rivershyre Fall Yard Sale is Here!!

The date for the Fall Yard Sale is here -- Saturday, October 1st. The sale starts at 8 a.m. A \$2.50 fee per household covers the cost of advertising in the local newspapers and around the neighborhood. A Social and Welcome representative will be around early in the morning to collect the fee.

If you wish to show the way to your sale with signs or balloons, feel free to do so. Just please be considerate of our neighborhood and remove them after your sale. Hope we have great weather this time with lots of sales!

Ladies Bunco Night

It's been a long time since we've had a Ladies Bunco Night so we've decided to let the dice roll again!

The dice will be dusted off and set to roll on September 27th at 7 p.m. The cost is \$5.00 per person. We will have cash prizes at the end of the evening. Each person is asked to bring a snack to share. Sodas will be provided. RSVP to Martha at 650-8766 by September 23rd.

Bunco is an easy game to play -- even for beginners! If you can roll 3 dice you'll be a 'natural' at this! Come meet your neighbors and have a great time playing Bunco!

Neighborhood Watch & Safety Committee Needs You!

The Neighborhood Watch & Safety Committee is in need of volunteers to fill the positions of Neighborhood Watchpersons. These positions require minimal time investment, low activity with flexible schedules. All Rivershyre residents are eligible. Teens wanting community service credit should strongly consider this opportunity. Work-at-home Moms and Dads are encouraged to apply. Great responsibility for elderly and disabled persons. If you have an interest, please visit our website at <http://www.rivershyre.org> or email Darrell Speight at nwatch@rivershyre.org or call 868-9538 for more information. A SAFE COMMUNITY STARTS WITH YOU!



Interesting Neighborhood Information

As you probably have noticed, Columbia County is bursting at the seams with new home construction and growth. With the price of new construction increasing at a rapid pace because of material and labor costs, that same effect pushes the price of existing homes higher. Rivershyre is an obvious choice of homebuyers in comparison to new construction. The advantages of this neighborhood is a larger lot, all brick or stucco construction and in most homes heavy amenities such as hardwood floors, screened porches, and ceramic tile.

All these factors make it hard to ignore the benefits over new construction that can run between \$85.00 and \$105,000 a square foot on a smaller lot. Just two and a half years ago the average dollar per square foot in Rivershyre was \$68.00 per square foot and today exceeds \$75.00 per square foot. In layman's terms, houses in Rivershyre have increased an average of \$20,000 in just over two years! Association Officers and Residents should be proud of the increasing value of the neighborhood, its amenities and aesthetic value.

~ Rivershyre Yard of the Month ~

Rivershyre's seventeenth Yard of the Month can be found at **1148 Parkside Trail**. This competition is sponsored by Philip and Sharon Jones of Meybohm Realtors (833-HOME). 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.

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".

*** Calendar of Events ***

Labor Day	Monday, September 5 th
First day of Autumn	Thursday, September 22 nd
Ladies' Bunco Night	Tuesday, September 27 th
Fall Neighborhood Yard Sale	Saturday, October 1 st

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

newsletter@rivershyre.org

We're on the Web!

See us at:

www.rivershyre.org

Babysitters Listing

If you would like to add your name to the list, send an email to: 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 20th of each month. Drop them by 1116 Rivershyre Drive or email them to: newsletter@rivershyre.org.

2005 Board of Directors

Bill Ferguson	President
Shiron Thomas	Vice President
Craig Trout	Secretary
Tim Williford	Treasurer
Dick Huskin, Etta Chaplin, Daryl Speight	Member
Martha Kapfhammer	Past President

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 will include 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 Meybohm Realtors. If you have any questions about this information, please contact Philip or Sharon at 833-HOME.

Active Listings as of 8/19/2005

1122 Village Court	\$224,900
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Sold Properties 5/18/2005 – 8/19/2005

2037 Edenton Trail	\$226,900
1170 Oakton Trail	\$254,000
1112 Rivershyre Drive	\$219,900
1182 Oakton Trail	\$245,000
1172 Dartmore	\$209,900
1091 Rivershyre Drive	\$202,500
1192 Rivershyre Drive	\$220,000

Pending Sales as of 8/19/2005

1186 Rivershyre Drive	1183 Rivershyre Drive
1160 Parkside Trail	

Average Sales for Previous 6 Months

Average Home Size	2728 sq. ft.
Average Sales Price	\$206,370.58
Average Dollar Per Sq. Ft.	\$75.60
Average Days on the Market	27.7 days

Committee Chairpersons

Architectural Control	Dick Huskin
By-Laws & Nominating	Vacant
Finance	Holly Bullock
Grounds & Lake	Dan Johnson
Neighborhood Watch & Safety	Daryl 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 th Monday, 7:00 pm
Board of Directors	1 st Thursday, 7:30 pm
By-Laws & Nominating	No Regularly Scheduled Meetings
Finance	As needed
Grounds & Lake	3 rd Monday, 7:00 pm
Pool	3 rd Wednesday, 7:00 pm
Neighborhood Watch & Safety	4 th Thursday, 7:00pm
Social & Welcome	2 nd Tuesday, 7:00 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 that information too. We want to have as complete and up-to-date directory as we can.

“The Covenants” by, the Architectural Control Committee

In previous columns, we introduced the three legal documents that establish restrictions on the use of property in the neighborhood and provide for operation of the Association. We also began our look at the specifics contained within the Covenants. This month we'll continue our discussion of some of the more common violations of the land use restrictions contained in Article V of the Covenants. As always, the Covenants, Declarations and Bylaws, along with several procedures used by the Association, are on our website at <http://www.rivershyre.org>.

Article V contains several paragraphs that discuss pets and their owners' responsibilities. Section 1, "Animals" states, in part, "All pets kept within the property must be secured by a leash or lead, or under the control of a responsible person and obedient to that person's command at any time they are permitted outside a house, a dwelling, or other enclosed area." Additionally, Section 8, "Noxious or Offensive Activity", also states, in part, "No offensive activity shall be carried out nor shall anything be done to cause discomfort, annoyance or nuisance to any portion of the property. There shall not be any animals whose normal activities or existence is in any way dangerous, unsightly, unpleasant or of such a nature as may diminish or destroy the enjoyment of other portions of the property." Contrary to these restrictions, we have had reports and complaints about unrestrained dogs harassing walkers and joggers, dogs barking uncontrollably (particularly at night) and most needless, dog walkers allowing their animals to defecate in common areas or neighbors' yards or otherwise destroy others' property. This is a call to those neighbors that have animals. Please be considerate of your neighbors and aware of the actions of your animals.

Residents with questions about the Covenants are invited to attend any of the regular monthly meetings of the Committee held at the clubhouse at 7 P.M. on the fourth Monday of each month. Questions or comments may also be sent by e-mail to acc@rivershyre.org.

During the next several months, we'll switch our discussion to that of the Declarations and Bylaws.

The Neighborhood Watch & Safety Committee

The abundant rain we have had this year has brought about a bumper crop of snakes. Most snakes are nonpoisonous but it is often hard to distinguish them from their more dangerous relatives, as many different kinds look similar. Although snakes have a bad reputation the chances are remote that a person would suffer a fatal bite from one. There are some things that can be done to make the odds even smaller.

Eliminating hiding places around the yard is a good start. Remove any wood and rock piles, keep any grass or weeds low, and plug any holes in building structures. Eliminating food supply such as mice and other rodents helps discourage snakes from coming around. There is a snake repellent available for use outdoors. Never step or put your hands anywhere you haven't looked first. If you do come across a snake the best thing to do is leave it alone. Almost 2/3 of bites occur after a person has spotted a snake and try to catch, kill, or harass it.

If you do happen to be bitten the experts agree that the right thing to do is seek medical attention. Often, things that people traditionally considered appropriate, such as making an incision near the wound and sucking out the poison, may do more harm than good.

Reminder

If you are going to be away from home for more than a day please do not forget to inform the Columbia County Sheriff's Office at (706) 541-2800 so that they can keep an eye out for you. This helps you and our community.

Local Information

Also, the Columbia County Sheriff's Office will be hosting a Citizen's Law Enforcement Academy September 15, 2005 thru November 10, 2005.

For more information, go to <http://www.columbiacountyga.gov>