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# RIO VISTA COMMUNITY

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Volume 2, Issue 5

February 2017

## FEBRUARY 2017

### BAKERSFIELD EVENTS

- Mon. – **Willie Nelson & Family in Concert**  
Wed. 7:30 p.m. – 10 p.m. | Buck Owens' Crystal Palace,  
*6th - 8th* 2800 Buck Owens Boulevard
- Friday **Super Love Jam**  
*10th* 7:30 p.m. | Rabobank Arena, 1001 Truxtun  
Avenue
- Sunday **Pre-Valentine's Day Champagne Brunch**  
*12th* 9 a.m. – 2 p.m. | Riverlakes Ranch
- Thursday **Blake Shelton**  
*16th* 7:30 p.m. | Rabobank Arena, 1001 Truxtun  
Avenue
- Fri. – Sun. **Bakersfield Home & Garden Show**  
*17th - 19th* 2/17 1 p.m. - 7 p.m.; 2/18 10 a.m. - 7 p.m.; 2/19  
10 a.m. - 5 p.m. | Kern County Fairgrounds
- Saturday **WWE Live Smackdown**  
*18th* 7:30 p.m. | Rabobank Arena, 1001 Truxtun  
Avenue

## Design Review Committee

Whether first-time homeowners or long-time residents, we all have a hefty investment in where we live. It's important to preserve the value of our residences, as well as the surrounding common areas we all share by keeping buildings well maintained and in a style that compliments adjacent structures and landscaping. When our homes' exteriors are in good shape, the grass is cut, hedges trimmed, garbage and debris picked up and the sidewalks and roads well-maintained, the community is attractive to prospective buyers and renters, and the property values are preserved.

Your association's design review program is a large part of sustaining the community's appearance and property values. While the design guidelines have some limitations, they allow enough flexibility for individual expression.

For any improvement projects you may be anticipating for your property, please refer to the Community Handbook for more detailed descriptions and further restrictions. The handbook is available for instant access at [www.hoacity.com/rvca](http://www.hoacity.com/rvca)

## Free Trees for Arbor Day

As Arbor Day fast approaches, it's time to take stock of the trees around us. It's no secret that trees are an invaluable resource to the earth – they provide oxygen, remove carbon dioxide, sulfur dioxide and nitrogen dioxide, help lower temperatures, act as wind and sound barriers, prevent soil erosion, add natural beauty to the landscape and much more.

Unfortunately, the more land is developed, the more we need these amazing plants. One of the ways you can help protect the trees is to plant new ones, and Arbor Day is the perfect time to do just that. For those who want to be environmentally-friendly, yet budget-savvy, the Arbor Day Foundation is offering ten (10) free trees for each household that signs up for a new membership. A wide variety of trees are available to choose from: flowering trees, oaks, white pines, autumn classics and more. Shipping is free, and the trees arrive at the time they should be planted.

To become a member, visit [www.arborday.org](http://www.arborday.org) and select the Membership section to join.

Before you plant your trees, be sure to submit your landscape design plan(s) to the Design Review Committee for approval.

Trees give the earth so much, and it's time for us to return the favor. Plant a tree today and make a difference that can last for years to come.

Source: [shop.arborday.org/memberships-ten-trees.aspx](http://shop.arborday.org/memberships-ten-trees.aspx)

## Assessment Billing

The Board of Directors approved the 2017 Pro Forma Operating Budget. The Regular Assessment for 2017 shall remain at \$100.00 per month. Assessments are due on the first (1<sup>st</sup>) day of each month. Billing will be sent monthly on the 1<sup>st</sup> of the month unless the 1<sup>st</sup> falls on a weekend or holiday, then the billing will be mailed on the first weekday prior to the weekend or holiday. Payment is due on the 1<sup>st</sup> of each month regardless of receipt of monthly invoice, and will be considered past due on the 16<sup>th</sup> of each month; late charges will be assessed accordingly. Please indicate the invoice number on your check to ensure accurate and expedited posting of your payment to your account.

PLEASE BE MINDFUL OF THE POSTED SPEED LIMIT SIGNS, NOT ONLY IN THE RIO VISTA COMMUNITY, BUT ALSO IN THE SURROUNDING COMMUNITIES AS WELL.

## CONTACT INFORMATION

### 2017 Board of Directors

Fred Wiley, President

[fwiley@orba.biz](mailto:fwiley@orba.biz)

Raj Doshi, Vice President and Chief Financial Officer

[4rajudoshi@gmail.com](mailto:4rajudoshi@gmail.com)

Phil Crosby, Secretary

[crosby110@hotmail.com](mailto:crosby110@hotmail.com)

Benjamin Adams, Member at Large

Fifth Board Seat – Vacant (to be filled by appointment)

### Community Association Manager

Mario Valenzuela

(661) 456-9436

[mario@hoacity.com](mailto:mario@hoacity.com)

### Assistant Association Manager

Sarah Resa

(888) 495-2316, extension 102

[sarah@hoacity.com](mailto:sarah@hoacity.com)

### HOA Management Solutions, Inc.

Post Office Box 12710

Bakersfield, California 93389-2710

(888) 495-2316

[www.hoacity.com](http://www.hoacity.com)

[rvca@hoacity.com](mailto:rvca@hoacity.com)

### Online Resources

Governing documents including CC&Rs, Bylaws, Articles, Meeting Agendas, and Minutes are available for instant viewing at [www.hoacity.com/rvca](http://www.hoacity.com/rvca)

Acrobat Reader must be installed to view these documents.

Newsletter created by

HOA Management Solutions, Inc.

## Board of Directors Meetings

Monthly notice of meetings will be provided through the community newsletter in addition to agendas being available online at least four days prior to the meeting on the [www.hoacity.com/rvca](http://www.hoacity.com/rvca) webpage. All meetings are currently scheduled for 6:00 p.m. and are generally held at Rio Bravo Country Club, 15200 Casa Club Drive, Bakersfield, California 93306, or the offices of Management. Meetings consist of Agenda review, roll call, prior meeting minutes approval; New Business, including new items, open floor, and next meeting date; Financial & Accounting, including financial summary, bank account reconciliations, financial reports, outgoing funds, and other financial activity; Regular and Ongoing Business, including operational items, roadway maintenance, landscape maintenance, board education, summary of prior executive session; followed by Adjournment. Executive Sessions are held at 5:30 p.m. preceding the Board meeting.

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### Upcoming Meeting Date

*Tuesday, March 28, 2017 | 6 p.m.*

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## Open Forum

The Board of Directors welcome homeowner attendance at the Board meetings, to observe business matters that occur involving the Association. In order to give you an opportunity to address the Board, and in accordance with California Civil Code, the Board has allotted a period of time at the beginning of each Board meeting (Open Forum), and if time permits, a similar forum will be conducted at the end of each meeting.

Maintenance related items are to be directed to HOA Management Solutions Inc., by calling or writing (Open Forum is not the most efficient channel to report maintenance concerns).

If you would like an item to be on a future agenda for consideration by the Board for a decision, please submit your request or suggestion in writing at least a month prior to the upcoming meeting. If you only want to verbally address the Board, without their making a decision at the meeting, your written input can be received up until the day prior to the Board meeting. (Note: The Board may be unable to make decisions on items until they have conducted the appropriate research and have had time to consider their results.)

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