
RIO VISTA COMMUNITY

Volume 2, Issue 7

May 2017

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 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.

UPCOMING MEETING DATE

Tuesday, May 30, 2017, 6 p.m.

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.)

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 (1st) day of each month. Billing will be sent monthly on the 1st of the month unless the 1st 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 1st of each month regardless of receipt of monthly invoice, and will be considered past due on the 16th 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.

MAY 2017

BAKERSFIELD EVENTS

Friday <i>5th</i>	Cinco de Mayo at The Crystal Palace 5 p.m. – 11:30 p.m. Buck Owens' Crystal Palace, 2800 Buck Owens Boulevard
Thur. – Fri. <i>11th – 12th</i>	Comedy Superstar Jeff Dunham 7:30 p.m. – 9:30 p.m. Fox Theater, 2001 H Street
Saturday <i>13th</i>	5th Annual Bakersfield Craft Beer Festival 12 p.m. – 5 p.m. CSUB Amphitheater, 9001 Stockdale Highway
Saturday <i>20th</i>	Medieval California Festival 10 a.m. – 8 p.m. Kern County Fairgrounds, 1142 South P Street
Sunday <i>21st</i>	Pizza & Craft Beer Fest 1 p.m. - 5 p.m. Craft Tap House & Grill, 3320 Truxtun Avenue, Suite 150

PLEASE BE ADVISED DR. Horton's contractor will be performing street repairs at "Manors 1" subdivision on May 24, 2017, resulting in temporary closure of those streets from 8 a.m. until 4 p.m., with no vehicle access to homes during such time. PLEASE PLAN ACCORDINGLY.

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

Important Community Reminders

The CC&R's state that residences for which the backyard faces the golf course, the slope and surrounding areas must be maintained and properly landscaped. It should be noted, unsightly items and debris in backyard facing the golf course are prohibited.

(CC&R's XI) **Unsightly Items 11.8** – All weeds, rubbish, debris, or unsightly material or objects of any kind shall be regularly removed from the Lots and shall not be allowed to accumulate thereon. All clotheslines, refuse containers, trash cans, woodpiles, storage areas, machinery and equipment shall be prohibited upon any Lot unless obscured from view of adjoining streets or portions of the Covered Property from a height of six (6) feet or less. Any fence or screen required by this Section shall comply with any standards established pursuant to the Article entitled *Architectural Control* of this Declaration as to size, color or other qualification for permitted fences or screens.

Please keep in mind, monthly inspections of common areas and individual lots may result in notice being given addressing any deficiencies observed, with corrective action and completion date noted.

(CC&R's XI) **11.5 Animals** – Animals belonging to Owners, occupants or their licensees, tenants or invitees within the Property must be either kept within an enclosure, an enclosed balcony or on a leash held by a person capable of controlling the animal. Furthermore, any Owner shall be liable to each and all remaining Owners, their families, guests and invitees, for unreasonable noise or damage to person or property caused by any animals brought or kept upon the Covered Property by such Owner or by members of his family, his or her tenants or his or her guests. It shall be the duty and responsibility of each Owner to clean up after such animals which have used any portion of the Property or on any public street abutting or visible from the Property.

Your CC&R's require that all garages be kept free of storage and cannot be used in such a manner that prevents vehicles from being parked within the garage. Your garage is intended for vehicle parking and the driveway is for parking overflow (for registered vehicles to your home address only).

Disabled vehicles and vehicles under repair are considered to be unsightly by the Architectural Committee and may not be parked in a location that can be seen from an adjacent property or the street.

CONTACT INFORMATION

2017 Board of Directors

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Online Resources

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

Acrobat Reader must be installed to view these documents.

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HOA Management Solutions, Inc.