

River Hills Review

State of the Neighborhood Address

I hope that all of you have been enjoying our relatively spring-like winter weather so far. It has no doubt helped to keep heating bills lower than normal, trees and power lines upright, and snow removal a distant memory. We still have another month where anything can happen, so don't put away the shovels and jackets quite yet. I also would like to direct your attention to the back of this newsletter, whereby the Cardinal Country Club is extending an offer to our residents for summer pool and tennis memberships at a discounted rate.

In keeping with my promise that I made to you last year at this time, I wanted to keep you up to date on items that may be of interest to you. Here are the noteworthy issues that your Board of Directors and HOA have focused on in late 2011 and early 2012.

- ❖ Increased bad debt collections by 15 - 20% by decreasing the lien threshold and pursuing high debt balances within our community.
- ❖ Completed the repaving and/or repair to four of our private cul-de-sacs. Lakebend Court, Birkdale Court, and Spyglass Court were resurfaced. Cracks in the asphalt were sealed on Northbrook Court. These were completed under the direction of the City of Greensboro, so that they can assume asphalt surface maintenance in the future. Once the city accepts the streets and the legal documents are signed, we will no longer be financially responsible for surface maintenance. We will, however, continue to be responsible for curb, gutter, and drainage repairs and maintenance.
- ❖ We will be looking at making some repairs to the gravel and paved walking trails adjacent to the "lake", as well as evaluating proposals to address erosion to the supports for the footbridge near the Mill Spring Court entrance.
- ❖ Evaluating proposals to address maintenance and repair issues at our two front entrances with a view to make them more attractive and less prone to continued maintenance in the future.
- ❖ Completed repairs to run-off catch basins located near River Hills Court that drain and collect water originating in our common areas behind Cardinal Ridge Drive and River Hills Court.

Thank you for taking the time to read this notice and for your support of your HOA, its elected officials, and volunteers. Please share any suggestions or concerns by contacting our Property Manager – Karen Mason of Priestley Management Company at 336-379-5007 Ext. 120.

Thank you,

Neil Dorr, President
On behalf of the River Hills HOA and your Board of Directors





CARDINAL SWIM MEMBERSHIP *

\$500 Initiation Fee Waived For Past CG Members & For Those That Join By March 1, 2012

Annual Membership – March 2012 Thru February 2013

Yearly Dues of \$800 – Payable in 2 Monthly Installments of \$400

Membership Allows Access To Cardinal Pool Complex Exclusively

Assortment Of Swim Social Events Offered Throughout The Year

CARDINAL SWIM & RACQUET MEMBERSHIP *

\$500 Initiation Fee – Waived For Prior CG Members & For Those That Join By March 1, 2012

Annual Membership – March 2012 Thru February 2013

Yearly Dues Of \$1,200 – Payable in 2 Monthly Installments of \$600 (Save 10% On Dues If All Is Paid At Time Of Join)

Membership Allows Access To Cardinal Tennis & Pool Complex Exclusively

Assortment Of Swim & Tennis Social Events Offered Throughout The Year

* ADDITIONAL MEMBERSHIP FEATURES

Purchases On A Personal Credit Card Basis | No Food & Beverage Minimum Requirements

No Operating Assessments | May Require Additional Fees For Swim Team Participants

MCG MEMBERSHIP DIRECTOR

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PLEASE CONTACT

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