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- [www.RiverTownAmenities.com](http://www.RiverTownAmenities.com)



RiverClub

- The gutters at the kayak shed had built up with debris. The team was able to remove all the debris to ensure proper drainage on the roof.
- There was some old railings in the kayak shed that was removed.
- The roof at the RiverClub developed a leak over one of the closest. A roof vendor came out and was able to locate the source of the leak and repair it. We will keep an eye on the problematic area and make sure no further action is required.
- Cracks are beginning to develop along the sidewalk leading to the pump room. The team has sealed these cracks with the hope that it will not spread any further.
- Two of the larger umbrellas have had their cranks removed for repair. We will install them as soon as they are returned.
- The café bar walls and door leading to the kitchen were showing signs of distress. The team has painted both and are looking into options to mitigate the footprints on the white wall at the bar.



RiverHouse

- The couch in the rental area lost one of its legs. The team was able to source a replacement and repair it.
- The furniture in the rental area is due for a cleaning. We have contacted a vendor and are awaiting scheduling.
- The windscreens at the tennis courts come loose due to wind recently. The team was able to reattach all nets. We will monitor them and ensure we are repairing as needed.
- The outdoor tables at the rental area were riddled with tape from previous parties. We were able to remove it all and will continually monitor for more.
- Then handles on the treadmills were painted roughly 6 months ago. They tend to rust and lose their coating after some time due to normal wear and tear and the use of cleaning chemicals. To reduce the need to repaint semiannually, we sourced some vinyl wrap to go over the handles. The team was able to successfully install the vinyl on two of the treadmills and we are awaiting more to finish the last one. We will monitor to ensure no further action is needed.
- The tables around the pools require replacement of the plexiglass. Some are cracked or broken. We have ordered replacements and are awaiting their arrival for inhouse replacement.



Common Areas

- Community Lighting**
  - The light at Rambling Water Run and Potter Street has been replaced. We are progressively moving through the community and repairing lights.
- Welcome Center Waterfall**
  - The vendor was able to finish pressure washing the interior. We are awaiting an update for the next step.
- Playgrounds**
  - All the playgrounds were inspected. The team found loose hardware at the Sternwheel Park, but was able to tighten it immediately, ensuring the safety of our resident children.
- Pressure Washing**
  - The team was pressure washing again this week. We were able to get the WaterSong monument and the white “RiverTown” wall leading to the RiverHouse. We will be working on the Welcome Center waterfall next week.
- Community Garden**
  - The garden was once again policed for weeds. We are continuing our efforts to ensure there are minimal weeds within the paths.
- Wasp Nests**
  - While the team was out inspecting all of the playgrounds and mailbox kiosks, they were also checking for wasp’s nests within these areas. We identified two in the kiosks and removed them immediately. We will continue to police these areas.



- Irrigation:**
  - All clocks are set to run 2 days per week.
  - In April clocks will be reset to 3 days per week depending on weather conditions.
  - We are shutting down the system as needed during periods of heavy rain.
- Maintenance:**
- RiverHouse:**
  - Mowed all turf areas
  - Dropped Bermuda turf down another ½’
  - Edged concrete, sprayed beds, and removed dead annuals
- Landings:**
  - Mowed all turf areas
  - Mowed large field area (some spots were too wet to mow)
  - Edged concrete
- RiverClub:**
  - Mowed all turf areas
  - Hand pulled weeds and edged concrete
- Keystone Corners:**
  - Sprayed beds along parkway from WaterSong toward Longleaf
- Northlake:**
  - Continued spraying from previous week
- Homestead:**
  - Mowed turf areas
  - Edged concrete and hand pulled weeds from grass beds
- Main Street:**
  - Mowed all turf areas
  - Edged concrete and sprayed weeds in beds along roadway
- Fertilizer/chemicals/mulch:**
  - Bed pre-emergent has been started and is ongoing.
  - Agrow Pro is onsite 3 days per week spot treating turf issues as needed.
  - The mulching process is winding down but areas in homestead and main street still need to be addressed.
- Annuals:**
  - These will be replaced within two weeks. The day prior to removal, residents will have one day to remove any that they may want. After that day, all beds will be pulled and prepped.

Thank you for taking the time to review this issue of the Landscape and Maintenance Review. Please continue to stay tuned as we bring you these updates on a regular basis.

Our goal is to keep the community as informed as possible about the work going on throughout all three CDD’s.