

Lake News



Riverbend Lakes Quarterly Newsletter
May 2005

A friend Remembered

Ernest "Ernie" Hill, a long-time friend, neighbor, and Riverbend Lakes board member, passed away in March. Ernie was among the first to initiate the annual neighborhood Halloween Hot Dog roast as well as the Easter party and the Annual Meeting. He most recently served as the Riverbend Lakes Homeowner's Association Treasurer and was a dedicated member of our community.

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2005 Association Dues

Reminder: 2005 dues are being collected now. If you have not yet paid your 2005 dues of \$65, please drop a check in the mail today or bring it to the home of Michael Blue. All dues must be paid in full by May 31, 2005. The Riverbend Lakes Acts of Restrictions *require* all lot owners to pay \$75 in dues annually. There is an early payment discount of \$10 for those who pay in full by May 31, 2005. **Dues must be received by May 31, 2005. As of June 1, 2005, dues will increase to \$75. If your payment has not been received by June 30, 2005; you will receive a certified letter notifying you that your dues are in arrears.** If payment has not been made within 30 days; **a lien will be imposed on your property** (as per the Acts of Restrictions) at the going rate of 14% in addition to the reimbursement of any legal fees that the Homeowner's Association incurs while attempting to collect payment. Please avoid these actions by paying your dues promptly. ***THANK YOU!*** for doing your part to keep our neighborhood a safe and beautiful place for us all to enjoy.

Mail or drop payments to:

Michael Blue
6374 Morgan Bend Drive
Baton Rouge, LA 70820

**Please include the invoice found on the last page of the newsletter.*

Welcome to
River bend Lakes!

Welcome to our newest neighbors! There has been a lot of real estate activity in recent months and there are many new neighbors to greet. All new residents should have received a Welcome Package containing neighborhood information, maps, coupons, etc. Please contact Patty Glenn at 763.9291 or a board member if you have not yet received this welcome package. We will make every effort to personally contact you about the association and some of the benefits of our area.

Question about
your Dues?

Do you have a question about your 2004 or 2005 dues? Please email Michael Blue (RBLHA Treasurer) mbluecpa@cox.net

2005 Homeowner's
Association Board Members

Dan Day	<i>President</i>	763.9207
Robert Bond	<i>Vice President</i>	761.2836
Michael Blue	<i>Treasurer</i>	763.8980
Kay Callandar	<i>Secretary</i>	767.7087

RBLHA Board members serve for three-year staggered terms. These members are neighbors who are interested in our neighborhood and community at large. Please consider volunteering your time for one of these offices when the positions become available. It is a great way to get involved with the decisions that affect us all. No prior experience needed, just a willingness to learn and volunteer. Meetings are held on the second Tuesday of each month at 7:30 at the home of Robert and Kay Callandar, 5831 Riverbend Lakes Drive. **ALL residents are welcome to attend.** Do you have a question or comment that you would like to bring to the board's attention? Please attend a meeting, all RBL residents are invited.

Thank you to Juli Jenkins for your dedicated service to the Homeowner's Association. Juli just completed the end of her term as Vice President and has also handed over the newsletter writing duties. She continues to be an active part of our neighborhood, thank you for your hard work!

Committees

Arch. Control	Francisco Gudiel	769.6269
Security	Todd Scioneaux	761.1641
Security Back up	Joey Nolan	769.2460
Web Site	David Jenkins	766.5710
Newsletter	Lauren Serpas	757.8594
Need-A-Stork	Kelli Bush	767.3875
MAKS	Jen Morgan	768.2957

Block Chair persons

* New positions to welcome our newcomers	Kelli Day	763-9207
	Meredith Moe	761-4064
	David Vice	766-8670
	Patrick Goldsmith	766-0330
	Kay Callander	767-7087
	Patty Glenn	763-9291

MAKS- mother and kids social group

MAKS (Mothers and Kids Social Group) is a group that offers a social atmosphere for families in the Riverbend area (including Riverbend Lakes, Laurel Estates, & Laurel Lakes). It's a way for all of us to get to know each other, exercise together, and keep the "community" neighborhood alive and well. We meet on the second Tuesday of every month (September-May) to let our children get together and socialize. We have a Mom's night out once a month and field trips for the kids throughout the year. We have a charity corner where we help the less fortunate in different areas around town. You can be as active or inactive as you wish. There is never any obligation; however, dues are \$7.00 per family per year to cover costs of Kids' special events and our Christmas brunch. We send out a monthly newsletter to MAKS members and a directory once a year. There is a group of parents and children that meet (informally) in the park at 10 a.m. on Tuesdays during the summer for a play group.

The new officers for 2005-2006 are:
 Andrea Ruckman Meeting Coordinator and Treasurer
 Jen Morgan Secretary
 Leslie Smith Social Coordinator
 Tania Olive Charity Coordinator

For more information on MAKS, please contact Jen Morgan at 768.2957.

Hats off!

Several of the reasons that we love living in Riverbend Lakes...the fantastic parties and neighborhood events! Thanks go out to Sallie Davis for hosting the MAKS Christmas party as well other MAKS members for helping with Santa's truck ride. Special thanks to Jim Hubicz for arranging Santa's visit. The fabulous Easter Egg hunt that was held at the park was organized by Christine Davidson, Andrea Ruckman, Sallie Davis, Betsy Raetzsch, Mary Scherer and other volunteers. These events are always a wonderful treat and a great opportunity to meet our neighbors. Thanks for all of your help and dedication to Riverbend Lakes.

Street light repairs

Have you noticed a street light that is out or that is "temperamental?" Please contact the Public Works Department City South Maintenance **389.3246** Help us keep our neighborhood safe.

pet courtesy

As a courtesy and also as a safety issue, please make sure that your pets are secured in your home or yard while away from your house. There is a leash law in our parish and we are requesting that all pet owners abide by it. There are many children who play outside who may be frightened of your pet from the smallest to largest animal. If you are concerned about your or your child's safety by an unidentified/loose dog, please contact the Animal Control Center 774.7700. As a matter of safety to both homeowners and their pets, please abide by the leash law and use courtesy when walking your animals. Thank you for helping keep our neighborhood a safe and friendly residence.

Need service hours?

Junior High and High School students...do you need service hours for your school or organization? Contact Lauren Serpas, 757.8594 or laurenserpas@cox.net if you are interested in helping "rubber-band" newsletters and flyers.

Where do my dues go?

The Riverbend Lakes Homeowner's Association (RBLHA) recently gave the River Bend Homeowner's Association \$1,000 towards the \$9,000 spent on landscaping and maintaining the front entrance, signage, flower beds, median, lawn service, etc. The board will look into giving another \$1,000 at a later date. Your dues also cover the cost of printing newsletters and flyers, security patrols, website maintenance, refreshments, entertainment and supplies for the Annual Meeting & Block Party, Easter Egg Hunt, Halloween Party & Hot Dog Roast and Santa's Fire truck Ride, and other expenses. A copy of the budget is available to all homeowners at the Annual Meeting which is held in the fall.

Neighborhood safety

Drivers of all ages (including people who ride bikes, go-carts, 4-wheelers, cars and SUV's)- please obey all traffic laws. Everyone is reminded that the speed limit is **30 miles per hour**, all subdivision streets are no-passing streets, and you must come to a **complete stop** at stop signs. Many people have been observed driving through stop signs and speeding in our neighborhood. Please take a moment to slow down and observe the traffic laws. This is a friendly reminder that our families and pets are at play here! Be careful! Parents of young drivers, please caution them to drive carefully. Children of parent-drivers, remind them to obey the traffic laws too!

**One lucky resident will win a gift certificate to a local restaurant. Be sure to read through the newsletter in its entirety to look for a stamp. If your copy of the newsletter has a green stamp, contact Lauren Serpas at 757.8594 to collect your gift card (you must present your newsletter). Thanks for reading!*

Website news

Did you know that Riverbend Lakes has a website? Visit www.riverbendlakes.org to see what's happening in the neighborhood! A limited directory is available on-line, but it is password protected and should be used by our residents only. The site will allow you to sort the information by one of the following: lot number, street name, or last name. The information includes your last name, first names of you and your spouse if applicable, phone number, lot number, street address, and email address.

username: rbl **password:** resident

This is required to access this section of the web site. We are always working to keep this updated and your help is greatly appreciated. There are many new residents and we would like your information to be included in our directory.

Please take a moment to log on to the website to check that your information is accurate if it is already listed. Please email the webmaster if any information has changed or is listed incorrectly.

You can access other valuable information on the site as well such as helpful contacts, past newsletters, filing maps and Acts of Restrictions.

Thank you David Jenkins for your hard work on maintaining this site. It is appreciated! New homeowners- you can also email the webmaster to include your information on the site.

Security update

As the summer vacation begins we know that you may have travel plans. Please be reminded that you can contact Todd at 761.1641 to have the patrolman pay close attention to your home while you are away. Call him prior to your departure and give him basic information such as the dates you will be gone and your address. This will allow you to enjoy your vacation with a little more peace of mind. Take a few extra precautions such as having an neighbor pick up

your newspapers, mail, garbage cans, water plants, etc. We are lucky to have such great neighbors to look out for one another.

suggestions

Like what you see? Have some suggestions or comments? This newsletter is intended to inform our neighbors of the Riverbend Lakes news and events. If there is something you would like to see included, please contact Lauren Serpas, 757.8594 or laurenserpas@cox.net.

Volunteers needed

Do you enjoy walking? We are looking for volunteers to help **distribute** newsletters and flyers. If you would like to volunteer to deliver these on your street, please email laurenserpas@cox.net. We are looking for volunteers from the following streets: Twelve Oaks, Morgan Bend, Riverbrook, Hope Estate, Westervelt and Riverine.

Garbage & recycling tidbits

A few helpful tidbits from BFI:

? Weigh down the papers in your recycling bin with something heavy such as bottles or cans so that the papers don't blow away

? Reminder- trash pickup for items such as large piles of brush is only **once a week**, not twice a week as the garbage pick-ups.

? There is a substantial increase in the volume of residential garbage during the summer months when children are home from school. Please keep in mind that many times garbage trucks must make more trips to pick up these extra loads which sometimes lead to later pick-ups. Your understanding and patience are appreciated.

? If you have any questions or concerns, please contact BFI directly at 778.3800.

Architectural board

The architectural board exists to maintain an aesthetically pleasing neighborhood with property values being retained by all who live here. This means that we need to revisit certain restrictions to insure that we all adhere to our subdivision restrictions and codes. If you have an issue or need a copy of the restrictions please visit our web site. Call Dan, RBLHA President, to discuss questions or concerns you may have. For Architectural Control matters please contact Franciso Gudiel at 769.6269. The committee meets only once per month and all items up for review need to be submitted by the first Wednesday of the month or they will be reviewed the following month.

Per Article 3.18-Exterior Paint- The owner shall not paint or decorate any portion of the exterior of any buildings or improvements without first obtaining written consent of the Council.

Per Article 3.22- Mailboxes

All mailboxes must be of the same design, material, and paint color. See contact information on back page of this newsletter.

Per Article 3.12- Fences

All fencing material must be wood, brick, stucco, or wrought iron, unless otherwise approved by the Council. This article includes materials used to construct fences for dogs or other pets.

Fencing using any other materials will require board approval prior to installation.

Per Article 4.4 -Boats and Recreational Vehicles

A motorboat, recreational vehicle (RV) or other similar water born vehicle or recreational vehicle may be maintained, stored or kept on any parcel of property covered by these covenants only if **kept completely from view of the street**, and only if housed completely within a structure which has been approved by the Council, or only if the location on the lot has been approved by the Council in advance.

Upcoming board topics and projects

The next landscaping project that is being looked into is landscaping the cul-de-sac on Morgan Bend and Twelve Oaks. The board is also continuing to closely monitor the developments along Brightside and River Road. Thanks especially to Robert Bond for following up on these projects and developments.

Helpful contact numbers

Fire, Rescue	911
Police	389.3831
Poison Control	1.800.256.9822
Animal Control	774.7700
Entergy	1.800.368.3749
BellSouth	577.6111
Parish Water	925.2011
Cox Cable	615.1000
Citizen Services	389.3090
Integrity Mailboxes	763.9400
BFI (Garbage pickup)	778.3800

Annual dues for the 2005 Assessments and Operating budget are required per the **Acts & Restrictions of Riverbend Lakes** section 6.1. All lot owners **must pay \$75 (\$65 if money is received by May 31, 2005)**. Payments are **due 30 days after you move in for new construction**. Please make checks payable to:
Riverbend Lakes Home Owners Association

Name: _____

Address: _____

Phone Number: _____

*Lot Number: _____

(*can be accessed through the RBLHA website)

Send/drop payments to: **Michael Blue**
6374 Morgan Bend
Baton Rouge, LA 70820

Reminder about dropping off dues

Please either mail your payment or place it in the marked container on Michael's front porch. It is a violation of postal regulations to place items that are not stamped into mailboxes.

Thank you for your help with this matter.