



River Oaks Newsletter

VOLUME 2, NUMBER 3

MAY 1990



Garage Sale

The River Oaks Giant Garage Sale will be held on Saturday, June 2nd from 9 AM to 3 PM.

Clear out your basement, garage, house, and then join the fun by opening your garage door for our giant sale.

All children are welcome to join their parents by setting up their own kool-aid, lemonade, or toy stand.

The Entertainment Committee will be selling coffee and donuts in the morning hours at the entrance of the subdivision. Mark your calendars for Saturday, June 2nd!

...Submitted by Toni Oster, Chairman, Entertainment Committee

In the mood for a little Late Summer Fling?



The Entertainment Committee is up to something. Word is, surprises are in store for River Oaks residents during the upcoming Block Party being planned for late summer. Be alert to future Newsletters where more tidbits about this secretive event will be shared by our capricious Entertainment Committee.

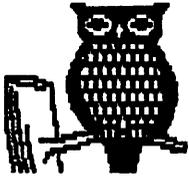
Just to remind you, your River Oaks Newsletter is here to serve you, and that includes publishing the good news that develops among us. You know, the kind of news that would never make the headlines of a major newspaper, but is the topic of discussion in your own homes. Perhaps there is a job promotion or change, a graduation, or wedding you'd like to proclaim. For those of you who will be traveling on vacation this summer, how about relating some of your experiences? And from those of you who may have tackled a lawn or house problem and succeeded, why not share your winning tips so that others may benefit? Remember, this is your newsletter, and good news deserves to be broadcast. Come brag with us!



Announcements can be forwarded to the Newsletter Committee: John and Becky Christiansen, Judy Molina, Toni Oster, Leona Gervase, and Doris Ehret (Lots 19, 37, 4, 21, and 35, respectively).

...Submitted by Doris Ehret, Newsletter Committee

CONTEST RESULTS



The Newsletter is pleased to print the answers and announce the winners for last month's Neighborhood Facts Hunt!

First, here are the answers to the six questions:

1. How many fireplugs are there in River Oaks?

ANSWER: 9.

2. What is the name of the river that flows past River Oaks?

ANSWER: The Dupage River (West Branch).

3. What is the tallest thing in Warrenville that you can see from the sidewalk in River Oaks?

ANSWER: The water tower. (Mount Hoy and the main building at Fermilab are probably taller, but they aren't in Warrenville!

4. How many houses in River Oaks do NOT have green front doors?

ANSWER: 63.

5. How many mailboxes are there with pictures of animals?

ANSWER: Well, there are 2 mailboxes with pictures of birds, but a third mailbox has a small lion's head at one end. So we accepted both 2 and 3 as correct answers.

6. Which sidewalk is longer - the one on the north side of River Oaks Drive, or the one on the south side?

ANSWER: This question was very tricky! Neither is longer, because they are connected, and are both just parts of the same long sidewalk!

All of the entries we received were excellent and showed a lot of work in digging out the answers.



... AND
NOW:
THE
WINNERS!!!

The winning entry was submitted jointly by Jacqui and Jamie Salyer (Lot 23). For submitting the best answers, Jacqui and Jamie will share four passes for a movie at the Wheaton Theater! Congratulations, kids!

Congratulations to Russell Christiansen for his Silver Medal victory in Cub Scout Pack 68's 1990 Raingutter Regatta! Russell and his navy blue sailboat finished second overall in Pack 68 at the races held at Bower School on Saturday, April 21.



BIRTHDAY KIDS!

HAPPY BIRTHDAY, MAY KIDS!

Rob Taluc
Laura Christiansen
Matthew Mahowald
Karen Ehret
Camille Vicino
Joey Williams
Michelle Lisa

Prove Your "AWARE" - NESS

Jodie Bradley has recently become a member of the Warrenville AWARE board because of her interest in recycling. Currently, only one volunteer is involved in curbside recycling and serves over 500 homes in various areas of our community. Unfortunately, he may not be available to provide this service in the near future, and it will be up to others to continue his effort.

Anyone in River Oaks interested in bringing curbside recycling to River Oaks should contact Jodie Bradley at 393-6109 for more information.

*Flexibility in our thoughts and actions
not only frees the necessary child
in all of us; It allows us to
consider the future
as a good place
to be.*

*...Submitted by Leona Gervase,
Newsletter Committee*



Announcements

May 30th is the date the front entry way will be landscaped. A Red Flame Maple will be put in the upper cul-de-sac, with the old tree to be placed in the common area. All this, of course, is weather permitting.

If anyone lost a silver metal garbage can after the last big rain and wind storm a couple of Wednesdays ago, please call Cheryl Solke - she has it.

Congratulations to Fred Gervase for re-joining the River Oaks Board of Directors, after a one-year absence! Fred has been appointed by the Board to take over the position on the Board, and the Groundskeeping Committee chair, recently vacated by Mike Holmes.

Also, congratulations and thanks to Cheryl Mahowald, who has recently volunteered to help out on the Groundskeeping Committee, and to Doris Ehret, who is now pitching in on the Newsletter Committee!

A special get well wish to Toni Oster, who is at home recuperating from recent surgery. Toni is on the River Oaks' Board of Directors, chairman of the Entertainment Committee, a vital contributor to the Newsletter Committee, "Clown Master" of Ceremonies at the annual River Oaks Halloween party, and the person with enough clout to ensure the appearance of the Easter Bunny at the annual River Oaks egg hunt. Hope you're hopping around soon!

HOW TO GET YOUR LAWN OFF DRUGS:

Controlling weeds without chemicals, will be the topic at the next meeting of Citizens for a Healthier Community. Andrew Gilderson, organic lawn care specialist, will discuss safe ways to kill dandelions, fertilizers that feed both grass and soil, and places where organic lawn care services can be found. The public is invited to attend this timely meeting Thursday, May 31st, at 7 PM in the Warrenville Public Library meeting room.

BEAUTIFICATION COMMITTEE MAY 14, 1990 MEETING MINUTES

The meeting was called to order by Karl Berland at 8:30 PM, Tuesday, May 14, 1990 at the Bradley residence.

Attendees were: Karl Berland, Jody Bradley, Fred Gervase, and Tom Sinnott.
Absent: Lois Hitchcock and Tom Saxton.

The committee endorses the merging of the Beautification and Groundskeeping Committees into a single entity.

Fred Gervase will coordinate the Boy Scout flower plantings with Becky Christiansen.

Amy is asked by the committee to investigate with the city the specifics of the south easement to the apartments, especially as they relate to unimpeded easement width and any city codes relating to the planting of trees in the parkway between the sidewalk and the street.

Improving the appearance of the south easement sidewalk leading to the apartments was discussed at some length. The committee recommends planting of bushes or shrubs parallel to the east and west boundaries of the easement, extending south to the approximate location where code-defined fence lines commence. Tom will investigate characteristics of various shrubs, and will offer suggestions at the next committee meeting.

Planting of either shrubs or grass in the common area is tentatively scheduled for this fall when conditions will be more favorable and prices lower.

If planting of trees in the parkway area does not violate city codes, it was suggested that a volunteer effort by the homeowners to plant the same species of tree would have a beautifying and unifying effect on our subdivision. The committee asks that this proposal be inserted in the newsletter to ascertain residents' opinions.

The next Beautification Committee meeting is scheduled for 8:30 PM, Monday, June 11th at the Bradleys'.

The meeting was adjourned at 9:30 PM.

.... Submitted by Tom Sinnott

GROUNDKEEPING COMMITTEE APRIL 23, 1990 MEETING MINUTES

In attendance: Fred Gervase, Jerry Vicino, John Spartz, Tim Phillips, Chris Carlson.

Absent: Mike Holmes, Dave Polak.

The meeting began at approximately 7:40 PM with a review of the previous meeting's minutes. The objective of the meeting was to review the price quote responses from the bid specifications that were sent out.

The following topics were brought up and discussed:

Out of 15 bid specification mailings, 3 companies responded with a price quote.

Verified the need for a flat bid proposal vs. a cost per mowing.

The committee decided that H&B Services had the best value to offer when all things were considered. The other two price quotes were much higher and did not address the basic lawn care needs we have, but instead were standardized responses with ridiculous itemized costs when compared to last year's bids (as well as H&B Services' bid).

Fred offered to call H&B Services and ask for:

- o references
- o what kind of staff does this service have?
- o what will they do about mowing the common area between the 2-leveled railroad walls behind Lots 8 and 9?

It was mentioned by one of the committee members that it would be nice if the newsletter provided information about recycling campaigns within the neighborhood and within the community.

Next meeting will be held at Chris Carlson's at 7 PM.

.... Minutes taken by J.J. Spartz

**GROUNDKEEPING COMMITTEE
MAY 15, 1990 MEETING MINUTES**

In attendance: Fred Gervase, Jerry Vicino, Cheryl Mahowald.

Absent: John Spartz, Tim Phillips, Chris Carlson, David Polak.

The meeting began at approximately 7:40 PM, with a review of the minutes from the last meeting (4/23/90). Fred passed out copies of the contract between H&B Services and the River Oaks Improvement Association. Along with this he also handed out copies of the proposal for additional work. The committee prioritized the proposed additional work. The preferred order of completion is as follows:

1. Repair and seed Rte. 59 entrance area.
2. Cultivate and grade sidewalk area leading to apartment complex.
3. Repair turn-around area by pump station.
4. General clean-up of two common areas by river.
5. Clean-up of trees at river bend.

This will be submitted to the board for approval.

Committee discussed the removal of dead trees in the common area. Homeowners may be asked to volunteer to do this.

Discussed campfire pit. Committee recommends that the wood be stored at the edge of the retaining wall. Supervised campfire still a good idea.

Discussed playground equipment. The committee is strongly in favor of this.

Committee discussed idea of merging Groundskeeping with Beautification Committee. Beautification is looking into bushes along easement along sidewalk going to apartments.

Fred announced that he is again elected to be on the board.

Cub Scouts may be planting flowers in the common area. B. Christiansen to let F. Gervase know more about this. Cheryl suggested that they plant them using part of the retaining wall levels.

It was suggested that the committee look into having someone shovel the snow in the winter on the sidewalk to the apartments.

The committee supports the idea of planting trees in the parkway.

H&B Services cut the grass on 5/9/90. Consensus of the committee was that they did a good job.

Meeting was adjourned at 8:30 PM. The next meeting will be at C. Carlson's on June 18, at 7:30 PM.

.... Minutes taken by J. Vicino

**RIVER OAKS BOARD OF DIRECTORS
MINUTES OF APRIL 26, 1990 MEETING**

IN ATTENDANCE: Bob Modene, John Christiansen, Amy Salyer, Veronica Williams, Linda Saxton, Gloria Langston
ABSENT: Toni Oster, Karl Berland, Mike Holmes
VISITOR: Fred Gervase

Meeting called to order by Bob Modene at 7:40 PM.

The minutes were read and stand as approved.

TREASURER: Gloria gave report. All budgeted accounts were reviewed with existing balances. One homeowner's account is past due and Linda will contact the Realty Co. to resolve dues with new address. Copy of letter for Gloria for her files.

BEAUTIFICATION: Committee chairman absent; no report.

ENTERTAINMENT: Committee chairman absent; no report. At this time the board would like to thank the committee for great Egg Hunt, and the publicity and pictures in local paper were great.

NEWSLETTER: John reported that the committee is exchanging newsletters with other subdivisions, i.e., Warrentville Lakes, Summerlakes, Emerald Green & Fox Hollow. It will be interesting to compare our different formats.

CITY LIAISON: Amy reporting. Amy talked to Bill Brooke about Curbside Recycling. Any homeowners interested in handling this project please call Amy. Linda gave Amy pictures of damage done to lower common area, Amy to get address of latest culprit from police. Dennis Posluszny has been in contact with Amy for the walk-through in the sub on May 17, this will be for inspection of sidewalks, gutters & curbs. Board discussed ways to discourage car traffic between lots 51 & 52. Amy will talk to the Fire chief, Cliff Johnson.

GROUNDSKEEPING: Fred gave report. 15 letters were sent for bids on mowing common area. 3 responses were returned. Fred gave detailed report (please see committee news for details) on the 3 responding firms. H & B Services stand out as the firm we liked best. Veronica made move to have H & B take care of common area maintenance, Gloria seconded, vote was unanimous.

OLD BUSINESS: Linda contacted our attorney, Joe Ricely, about the issue of the retaining wall. He stated that the issue still stands the same as 4 months ago.

NEW BUSINESS: The Cubs would like to plant a tree in the common area. Also a new tree will be planted in the upper common area. The tree that is already there will be placed in the common area; we had 6 of our trees die.

In negotiations with H & B Services, Fred will firm up clause #2, i.e., cap on man hours for cost of hauling debris. Meeting adjourned at 10:00pm. Next meeting 7:30 May 17th at John Christiansen's.

...Submitted by Linda Saxton, Secretary

**RIVER OAKS BOARD OF DIRECTORS
MINUTES OF MAY 17, 1990 MEETING**

IN ATTENDANCE: Bob Modene, Fred Gervase, Veronica Williams, Karl Berland, John Christiansen, Linda Saxton, Gloria Langston.

ABSENT: Toni Oster, Amy Salyer.

VISITORS: Ana Vainisi, Tom Sinnott.

Bob Modene called the meeting to order at 7:40 PM.

The minutes were read and stand as read.

TREASURER: Gloria gave report. The insurance has been paid. Gloria suggested we put the grass fund into a higher interest bearing account or money market. Board agreed and Gloria is to handle this.

BEAUTIFICATION: Karl and Tom Sinnott gave report. First meeting was on Monday night, April 14, at Jody Bradley's house. Fred is to co-ordinate the planting of flowers with the Cubs. Discussion was held on easement of lots 51 & 52; we need 13 feet of unimpeded access. Beautification would like to plant bushes down the easement lines (partial, approximately along fence lines) This will be a fall project when prices are reduced. Tom Sinnott will check about which type will be best there. Next meeting June 11th 8:30 PM at Jody Bradley's.

ENTERTAINMENT: Toni recuperating; Ana Vainisi gave report. The Garage Sale has been set for June 2nd, 9 AM - 3 PM. All homeowners are encouraged to join in. There will be ads in local papers. Maybe kids would like to join in and sell their old toys. August 25th is the tentative date for our annual summer get-together; details to come.

NEWSLETTER: Responses to Kids Quiz, prize and answers to appear in May newsletter. Board looked at newsletter from Summer Lakes and Warrenville Lakes. Newsletter out latter part of May.

GROUNDSKEEPING: Fred gave report. Please refer to committee minutes for detailed report of May 23 meeting. H & B Services will be lawn mowing every other Wednesday, weather permitting. Fred got a bid of \$140.00 to repair parkway where bushes were. Veronica made a motion to have H & B repair & seed that area, John seconded. Motion unanimous. In committee minutes, item #2, cultivate and grade sidewalk area leading to apartments, John made a motion to accept item #2 with clarification with H & B), Karl seconded. Item #3, Repair turn-around

area in lower common circle, Fred will contact H & B about putting loose stone or concrete lattice work in and report back at June meeting. Items #4 & 5 tabled for future discussions. Gloria made strong suggestion that the board make a conscious effort to review clean-up of all common areas.

OLD BUSINESS: Linda contacted Marty Rogers of First United and she will send a letter on to Lot 62 homeowner for us. Also, First United was not aware that there was an association in this subdivision. The lawn maintenance of Lot 62 will be taken care of by First United.

NEW BUSINESS: Attorney Ricely contacted Linda and stated still no return call from other Attorney. Linda gave report about walk-through with Dennis Posluszny, Amy, Bob, and Linda. Letter of follow-up to city and then to Anden for hopefully some repair work to sidewalks, driveways, gas caps.

Entryway landscaping prices have gone up considerably since last fall. New bids are being sought from Stibbe, Fairview, Suburban Lawn and O'Donovan. We would like to find one close to our original budgeted price.

Because of burning ban soon in Warrentville, Amy will check with city for OK on campfires in common area. It was decided that a form letter will be devised to be sent to Real Estate companies informing them of our Homeowners Association. The letter will give them the dues amount, current dues status of selling homeowner, copy of by-laws, covenants and a current copy of newsletter and directory (these two items only after house has been sold.) Next meeting JUNE 21ST. We are meeting in lower common area by river at 7 PM and then on to Fred Gervase's house for rest of meeting.

Meeting adjourned at 10:10 PM.

...Submitted by Linda Saxton, Secretary

Riveroaks Homeowners Association
Financial Report as of
April 26, 1990

Balance as of 3-22-90	\$7489.32
Moneys Collected	108.00
Interest Income	22.11
Expenditures	400.94
Total Cash on Hand	<u>\$7218.49</u>

Accounts Receivable

58 @ 36.00
5 @ 72.00
1 @ 14.00
<u>1 @ 90.00</u>

Total 2552.00

Net Worth

\$9,770.49

Expenditures

Annual Meeting Handouts	58.08
Attorney Fees	294.00
Postage	34.90
Post Office Box Rent	6.50
Service Charge	7.46

A. J. [Signature]
9-26-90