

Current

President's Message

Hey RiverPark!

I once again thank you for your support in allowing me to serve the community as a member of the RiverPark POA Board of Directors. My efforts in this capacity remain as they have always been, to improve the quality of life for RiverPark residents and keep our assessments as low as possible. Over the next two years the Board will be reviewing our existing contracts with vendors in a continuing effort to assure we are getting the best possible price for the services being provided. Hopefully in the process we can find the funds needed to initiate the final project of our Parks and Open Space Master Plan, the tennis courts.

As you are aware, the Association incurred debt to complete the Master Plan projects. We are now in year two of what is effectively a six-year loan. The Association also utilized a good portion of our reserves to not only help fund the Master Plan, but to complete regularly scheduled maintenance on numerous unrelated projects throughout the community. We remain on sound financial footing, but money is not as abundant as it was a few years ago. Just like major home improvements, it sometimes takes a little time to absorb the costs. This

is one of the reasons why the Tennis Courts are taking longer than expected to complete.

And while I'm talking about money, let's address the current rate of our assessments. For the last eight years, RiverPark has maintained the lowest assessment rate of any comparable community in the area by a wide margin. RiverPark currently has an assessment rate of \$695 while every other community in the area is between \$811-\$1150. And at the same time, RiverPark has some of the finest amenities offered by any community. We have been able to maintain this artificially low assessment rate because of the cost sharing agreements the Association developed with LID 10 and the City of Sugar Land, but after such a long period of time we must look at making an adjustment.

The reality is the cost of all the services needed to operate the Association continue to rise and those costs have never been adequately factored into the assessment rate. It's not something any of us like to discuss, but we are almost certainly looking at an assessment increase starting next year to maintain status quo and to afford the expansion of services, i.e. painting addresses on curbs, surveillance cameras for major intersections and completing the Master Plan. Regardless the amount of the increase, please know the Board's intention is to maintain the highest possible quality of life for the community and to assure RiverPark property owners pay the lowest assessment rate in the area.

From all of us on the Board of Directors, we wish you a wonderful Summer and safe travels. It's a pleasure for all of us to serve the community.

Thank you as always,

Rodney Vannerson | President, RiverPark POA

TRASH CAN NEWS

Please store your trash cans out of sight to avoid a fine from the management company. If one of your cans is damaged or if you need more textile bags – just call Republic at 713-726-7307

BOYSCOUT TROOP

Thank you to Boyscout Troop #1199 for helping with the flags in our community!

SPLASH DAY

Come out on June 9th and join your neighbors at the pool and recreation center.

Growing Your Own Garden

BY GUS GUADAMUZ

Growing your own garden with vegetables and herbs is both fun and rewarding. To get started all you need is soil, water, sun, and a few seeds or plants. I was excited when I was asked to write an article about my back-yard garden, I take pride in my garden and love to share it with everyone. Here I will be explaining how I started, what I needed, and how I did it.

My mother-in-law, Angela, is also an avid gardener and we started our garden together. First, I sat down and decided what I wanted to grow, I wanted to grow veggies that I can use in my cooking. Since my soil is mostly clay and not suitable for gardening I purchased raised garden beds from Amazon, and placed three in my back yard. Two are low level, and one is a double for growing carrots and radishes. Last year was our first attempt to garden, and I started with plants purchased from our local garden centers as well as the nutrient enriched soil. To my surprise the garden did very well! We planted tomatoes, peppers, bell peppers, and herbs like mint, basil, and rosemary. The garden produced well into the late year.

This year we decided to plant from seeds. We purchased seeds from our local Costco, they had a great selection of various herb and vegetable seeds. I purchased new enriched soil from our local garden center and mixed it in to the garden beds. I let it sit for two weeks before planting our seeds. Most guides say to start growing seedlings in small containers and inside but with the warm weather here in this part of Texas we planted the seeds outside in our gardens.



This year we planted tomatoes, peppers, jalapenos, carrots, spinach, lettuce, squash and I purchased three hanging gardens for herbs. So far, the garden has grown incredibly and has already produced radishes which we used in our cooking. Unfortunately, the hanging gardens have not done well, I will be investigating on how to perfect it for the future.

Finally, we end up where we started — with the realization that, although vegetable gardening can be rewarding even for beginners, there is an art to doing it well. There is a mountain of useful information and advice from other gardeners available to you yet one of the most important ways of improving your garden from year to year is to pay close attention to how plants grow, and note your successes and failures in a garden notebook or journal.

Keeping a journal of your garden will help you reflect on what works best for you in your unique conditions of your back yard.



2311 Sparrow Branch



2410 Waterwood Drive

May 2018 Yards of the Month

Summer Safety

Summer is fast approaching and bringing with it all the great summer traditions: bar-be-ques, baseball, road trips to name a few. Unfortunately, in police work, summer can also see an increase in some crime trends. It is not uncommon for us to receive a higher number of calls related to vehicle burglaries, home burglaries, runaway/missing juveniles.

As you sit down and plan out picnic menus and camping trips please keep these simple tips in mind to help protect yourselves:

Vehicle Burglaries

The good news is that vehicle burglaries are 100% preventable. The key is not to leave valuables in your car. A thief can't steal something that is not there. A large number of vehicle break ins occur in neighborhoods, typically overnight. A group of car burglars can commit a large number of break ins over a short period by simply walking down a street looking for unsecured valuables in cars. Developing a nightly routine to go check your car for valuables: purses, briefcases, phones, firearms etc. and bringing them inside will keep you from being a victim. When you are heading out for the day plan out your stops so that you don't have to leave valuables in the car while you're running errands. Don't pick up your new laptop from the Apple store before you go to the gym.

Residential Burglaries

We all grew up watching TV shows and movies where the cat burglar sneaks into your home in the middle of the night but in reality the vast majority of burglaries occur during the day time hours. One of the greatest resources our department has in combating this crime is the residents in a neighborhood. Taking the time to finally get to know the neighbors can be one of the best ways to keep your home safe. The people closest to us will often be the first people that will notice when something suspicious is going on. When the neighbors know who belongs at a home it is easier for them to notify us when they see a person or car there that doesn't belong. In

addition to you and your neighbors helping each other, when you plan that summer vacation take advantage of the police departments house watch program. Using the house watch program (which can be accessed through the cities website) officers will be aware of the fact that your family is away from home and will check on your house while you are gone.

Runaway/Missing Juveniles

During summer months kids get to enjoy the freedom of summer vacation, the no school and warm weather means more time playing outside and visiting friends. As a result, the Police Department will receive an increased number of calls from panicked parents concerned because they don't know where their kids are. To help save yourself this stress, be sure that younger children are shown concrete easy to understand boundaries about where they are allowed to go when playing outside (don't go any further than the park, stay where you can see the house, don't go into any of your friend's houses without telling me first). Also, practice with your young children to make sure that they know their address, phone number, and mom and dad's full name. With older kids be sure that you have a good contact phone number for the parents of anyone that they are planning to go visit. Communicate with the parents of your child's friends so they know what you expect of your child (I told my child it was okay to have a sleep over at their friends house but I don't want them out past 10:00 PM). Keeping communication clear and open helps parents know where their kids are and that they are safe. Finally, be sure to monitor your teens social media accounts. This is one of the best ways to know who your child is talking to and what they are saying.

The best tool we have to keep your neighborhood safe is a strong partnership between the Police Department and the community they serve. Don't hesitate to contact us with any questions or issues that come up. Call 911 for emergencies and (281) 275-2020 to reach dispatch in a non-emergency.

Thanks,

S. Sanderson

Beat 6 Crime Prevention Officer
Sugar Land Police Department
Crime Prevention Unit
(281) 275-2226
ssanderson@sugarlandtx.gov



POOL RULES

Main Pool

1. Valid access device required for admission. No Exceptions.
2. Each access device can be used to admit 4 guests/ other household members. Resident must be at least 16 years old to bring a guest.
3. Children 11 years of age and under must be accompanied and supervised by an adult 18 years or older. Parents of any child 12 years of age or older left at the pool unsupervised must have a completed child safety data sheet on file with the lifeguard.
4. Appropriate swim attire is required for pool use. No street-wear such as cut-off shorts, t-shirts, or denim. Absolutely no cotton or loose-fitting clothing will be allowed inside the pool. Ask lifeguard for examples of appropriate swim attire.
5. No open sores or cuts permitted in the pool.
6. A Safety Break will be called for 10 minutes every hour by the lifeguard. During this period, all swimmers must exit all bodies of water.
7. No disposable diapers permitted in main pool.
8. No running or excessive horseplay, splashing or screaming.
9. No loud, abusive or vulgar language.
10. No pets, except for official service animals, in the pool area.
11. No glass items in the pool or pool area.
12. No food, drinks or gum in the pool area.
13. No smoking or alcoholic beverages.
14. No unnecessary talking to the lifeguard on the stand.
15. No diving in pool.
16. All patrons must shower before entering the pool.
17. Toys and floating devices are allowed at the lifeguard's discretion. Items will be confiscated if being improperly used.
18. Use of facilities is at your own risk.

Wading Pool

1. For children up to 5 years in age accompanied by an adult 18 years or older.
2. Lifeguards are not responsible for the wading pool.
3. No disposable diapers permitted.
4. No diving or jumping into the wading pool.

Cabanas

1. Usage is first-come, first-served and you must register with the lifeguard at the gate.
2. Maximum usage is 3 hours/day for each property owner.
3. See lifeguard for a complete set of rules.

Water Slide

1. Must be 48 inches tall to ride the slides AND pass a swim test given by the lifeguards.
2. One rider at a time on the slides; riding in the seated forward position.
3. All riders must clear the roped off landing zone immediately after ride is completed. No loitering.
4. Please observe full set of rules for the slides posted at the entry to the slide area.



The lifeguard has full and final authority on all matters concerning the pool. Failure to follow the rules may result in immediate removal from the pool area. Multiple and/or serious incidents may result in extended loss of pool privileges. Please contact C.I.A. Services to report any matter relating to this facility. (713) 981-9000 or customer@ciaservices.com





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The Patio Life, Outdoor Living & Getting It Done Right!

BY BEN ELANDER

For all of you here in River Park that have not yet been able to create an outdoor living space, this one's for you!! Don't despair; It's never too late!! I had been dreaming about mine for 4 years before having the courage to act. But I will tell you this, after getting it done and getting it done right, the one thing that keeps nagging me is that I now really wish that I had done this 4 years ago!

I am going to focus on the structure rather than spend time talking about HOA policies, follow their guidelines and you shouldn't have any problems. We have a pretty efficient HOA in that area.

Start with creating the amount of shade that you desire. I wanted a permanent addition to the house and went with a shingled extension off the back of the house going out 14 feet and over 35 feet. I like 14 feet and wouldn't recommend going any smaller or else you might find it hard to fit a good patio furniture set out there. My support beams are 6x6s cemented 3 feet into the ground. Not going anywhere!!! Once the shade was established we already felt the benefits and started looking at our backyard as something other than a doggie toilet. The hammock immediately went up in between the openings which were about 10½ feet wide. Lots of competition for hammock time.

Now it was time for a foundation. All that we had was a weathered 10x10 slab off a sliding glass door. I found a company that would remove what was there and laid a 14x45 slab. If you



have any ideas about getting water to an outdoor sink on your patio, make sure you get it plumbed first. I just had a pipe laid where I would put one if I ever decided to go that route and capped off both ends. Another reason to do the slab after the roof is so the support beams can also be cemented in the slab as well as the ground. Extra strength and it looks great. Now you have a patio... what next?? Wire it! I paid less than \$500 to wire the whole thing with two ceiling cups for outdoor fan and lights, a 4 plug outlet where we were going to put the TV, another 4 plug outlet with added USB plugs where the furniture was going to go, and a 2 plug with USBs near the door. Once that was done, it was just a matter of slowly filling in all the creature comforts that we wanted. We put furniture out there immediately, found shades that we put in all the openings that roll up and down, got a great deal on a 50-inch TV, changed the sliding glass doors out with French doors, waited until spring to get the fans. Found a cool, round table that has a propane fire pit in the middle...perfect! Finally, the finishing touch was building and hanging from the rafters, a floating daybed. Yes, that is correct, a floating daybed that has kinda become my nightbed also.

It holds a full size memory foam mattress, a whole bunch of pillows, and is in constant motion. This is now a permanent part of our house and will stay if or when we ever decide to move on. I highly recommend the daybed, most used and enjoyed piece of furniture on the patio. Well, that is it for me. Hope this inspires some

of you to take the leap of faith and build your own little oasis. I will close with this, the patio is, by far, the most used room in the house now. We are even toying with air conditioning ideas to make it more usable in the warmer months. But, so far, the weather has been more on the cool side and, with the help of some heat dishes, there has been very few days that we couldn't or didn't use it. Have a great day everyone. Hope to see you out back some time.



Summer Activities

BY VALERIE AKINWANDE

If you're looking for activities to do with your children, look no further!

Under Age 3:

For this age group, the most suitable attractions are outdoor splash pads, indoor play areas, the local library, and local museum. The University library has a free summer reading program for children of all ages.

SPLASH PADS & INDOOR PLAY:

1. River Park Splash Pad open daily 7 AM-sundown (closed Tuesdays for maintenance)
2. Smart Financial Splash Pad
3. MajestKids geared for infants and toddlers,
4. Adventure kids- drop in daycare option for errand running/last minute childcare needs/date night
5. Sugar Creek Playscape (FREE) open daily 8 AM,
6. Fort Bend Museum
7. Rosenberg Railroad museum
8. George Ranch Historical Park
9. Fort Bend Children's museum

Ages 3+

VACATION BIBLE SCHOOLS

Vacation Bible schools in the area tend to fill up quickly, so inquire early to secure a position for your child/(ren). Local VBS programs include:

1. Sugar Creek ages 5+, June 11-14 (FREE)
2. Sugarland First United Methodist ages 4+, June 11-15 (\$25)
3. Fisher's of Men First Colony, July 16-20 (contact for ages/cost) <http://vbspro.events>
4. Parkway United Methodist ages 3+, July 9-12 (\$20).
5. St. Laurence Vacation Bible School, June 4-8, (contact for ages/cost) <http://stlaurence.org>

SUMMER CAMPS

1. City of Sugarland summer camps www.sugarlandtx.gov/556/Youth-Programs
2. Language immersion camp (Spanish) at the HMNS, June 18-20 (Ages 2-12)
3. KE Camp at Sugar Creek Country Club ages 4+ (Activities include: golf, tennis, swimming, arts & crafts, group games, fun with foods)
4. Club SciKids June 4 – August 3
5. Pre K-5 & grades 6-8 (Use code CLUBHOU2516 at registration for discount)
6. Study Dorm: Flexible Schedule: Pick from any 10 camps. Half-day and full-day camps available. Ages 2nd-12th grade
7. IDEA Lab: Week-long camps for students in 1st-8th grades. Camps centered on STEAM (science, technology, engineering, art, and math).
8. Coder Kids (grades K-12): Half-day or full-day. (Take \$25 off your order with code HOTC2018)

ACTIVITIES:

1. Sugar Land Skeeters game
2. Urban Air Adventure Park
3. Main Event
4. AMF bowling
5. The Escape Room

Whatever your plans are for summer, I hope you all enjoy spending quality time with those you love!

FREE Museum Days

1. Buffalo Soldiers National Museum: Thurs. 1-5 PM
2. Houston Museum of Natural Science: Thurs. 2-5 PM
3. Museum of Fine Arts, Houston: Thursday 10 AM – 9 PM — (Kids 12 & under free every day)
4. Children's Museum of Houston: Thurs. 5-8 PM
5. The Health Museum: Thurs. 2 – 7 PM
6. Holocaust Museum Houston: Thurs. 2 – 5 PM
7. Houston Museum of African-American Culture: Thursday 6 – 8 PM
8. Czech Center Museum Houston: Last Monday each month, noon – 4 PM
9. These Museums are always FREE: Asia Society Texas, Houston Center for Photography, Contemporary Arts Museum Houston, Rothko Chapel, Lawndale Art Center.





IT'S SUMMER TIME!

Summer is here! The kids are out of school and you have planned summer vacations. Take some time to improve your health with our amazing 28 Day Kickstart Program. Individually designed for Men and Women, you will receive personal coaching on nutrition and fitness along with a variety of group classes to keep you coming back for more. Start feeling and looking better today!

Learn More, text 28DAY to 832.742.7140



CONVENIENTLY LOCATED

Rockhopper Strong Fitness is located nearby on Williams Way Blvd next to the donut shop and near the Shell station. Offering 24/7 access, a variety of group classes, personal training and child watch in a family friendly environment, we make it easy for you to be successful. Stop the excuses you keep telling yourself, get started today!

Walk, Run or Drive over to the gym and come experience a clean, intimate, uncrowded, friendly place that isn't intimidating yet always entertaining.

CALL US @ 832.742.7140



4125 Williams Way Blvd Suite 190 Richmond TX 77469



NOTICE

SUGAR LAND CODE ENFORCEMENT/ FIRE DEPARTMENT

The City of Sugar Land Code Enforcement Department is issuing notices of violations throughout the RiverPark community for missing or hard to read address plates. The Fire Department and EMS operators are having a difficult time locating homes during emergency calls because they cannot read the addresses on the houses. Many are blocked by shrubbery and others have simply faded so badly they no longer contrast with their background. For your own well-being and that of your family, make certain the address plate on your house is visible from the street.

The association is looking into the cost of painting the address on the curb in front of each house in the community as an additional service to the residents. It will probably have to wait till next year, but it's in the works. For now, please clean/replace the address plate on your home. It's for your own safety.

Coastal Prairie Quilt Guild of Texas presents:

Bi-Annual QUILT SHOW "A Decade in Stitches"

Friday, Sept. 7th Saturday, Sept. 8th
10:00 AM - 5:00 PM 9:00 AM - 4:00 PM

Quilts on display, quilts for sale, and a live on auction on Saturday @ 11:30 AM

ADMISSION
\$10.00

(good for both days)

PARKING
FREE

(large vendor mall)

The Stafford Centre, 10505 Cash Rd., Stafford, TX 77477

FORT BEND SYMPHONY ORCHESTRA

Bringing Culture to Your Doorstep ...



2018 MUSIC SUMMER SESSIONS

\$60 per participant

(Includes commemorative t-shirt & dinner on Sunday)

Open to adults, high school, and advanced middle school students who can read music and play an instrument or sing.

Clements High School
4200 Elkins Road
Sugar Land, TX

Saturday, June 23rd

1:00 – 7:00 PM (session)

Sunday, June 24th

2:00 – 4:30 PM (session)

6:00 – 7:00 PM (final concert—free to the public)

This is a two-day intensive and fun clinic allowing musicians to play alongside members of the Fort Bend Symphony Orchestra. We added a choral component this year, so participants may also sing along. The music selection offers both entertainment and challenge, including selections from the classics such as George Gershwin's *American in Paris*, Georges Bizet's *March of the Toreadors*, and more!

Participant applications & more info:

fbso.org/summer-sessions

Summer Sessions is made possible in part by Ecolab and the City of Sugar Land.



- ✓ Any Size Group
- ✓ Ribs & Smoked Brisket
- ✓ Fried Turkeys
- ✓ Holiday Catering

Let us cater your next event!

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ALL PROCEEDS GO TO HELPING THOSE LESS FORTUNATE THAN US.



Your Pets & Your Neighborhood

References:
www.sugarlandtx.gov/471/City-Codes

When walking your dog – it is **THE LAW** to pick up **their poop**. Please be considerate of your neighbors and pick up after your pets. Noisy pets are not tolerated in our city. Please do not allow your pets to bark all day and all night.

Fort Bend County Levee Improvement District No. 10

What Is A Levee Improvement District or Lid?

Levee improvement districts, or “LIDs,” are created to help provide flood protection to residents. To accomplish the purposes for which they are created, LIDs are authorized by law to purchase, construct, own, operate and maintain all facilities necessary to provide drainage and flood control for the land within their boundaries. In connection with providing services, a LID adopts rules for the services it provides, enters into contracts for goods and services, incurs debt, and levies taxes to pay its debts.

LIDs are authorized by Article XVI, Section 59 of the Texas Constitution and by Chapters 49 and 57 of the Texas Water Code. LIDs (also called “Districts”) are political subdivisions of the State of Texas. They can perhaps best be described as the most fundamental form of local government because they provide local level services, have appointed officials, and are authorized to assess and collect taxes and sell bonds in order to pay off the debt incurred in providing their services. Because it is a political subdivision, the District’s meetings and files, including the meeting minutes, are open to the public. Unless it is financially dormant or otherwise exempt, each District also has an annual standardized independent audit. The audit results are filed with the Texas Commission on

Environmental Quality (“TCEQ”) and are available to the public.

Who Are Our Customers & What Area Do We Serve?

The District is comprised of approximately 768 acres of land located entirely within Fort Bend County and the City of Sugar Land.

The District is comprised of a flood protection levee, an internal drainage system, a storm water pump station, and one major outfall structure. The District provides drainage facilities for the subdivision within its boundaries.

What Services Does the District Provide for Its Residents?

LEVEES

The District’s earthen levee is approximately 13,000 of linear feet and consists of approximately 3,000 linear feet of flood walls. The levee protects the land within the District from flooding from the Brazos River. The District’s levee connects to the existing Fort Bend County Municipal Utility District No. 121 on the west and ties into Interstate 69 and Fort Bend County Levee Improvement District No. 11 to the east. The system is part of a perimeter system that encompasses Fort Bend County Levee Improvement District Nos. 6, 11 and Fort Bend County Municipal Utility District No. 121.

DRAINAGE SYSTEM, OUTFALLS, AND STORM WATER PUMP STATION

The District’s internal drainage system consists of detention ponds and channels to receive run-off from city storm sewer outfalls serving the District and convey the run-off to the District’s pump station or outfall structure



and eventually to the Brazos River. The District's pump station has one 20,000 gallon per minute pump and two 30,000 gallon per minute pumps to handle the storm water runoff. The pump station also has a diesel generator for backup power supply.

Where Does Stormwater Go?

DID YOU KNOW THAT STORMWATER CURRENTLY RECEIVES NO TREATMENT?

Water that flows into your stormwater drainage system goes directly into our creeks, bayous, rivers, and bays. Because standards of water quality affect every resident in your District, remembering "only rain down the drain" and adhering to this approach will help improve the water quality of our streams, rivers and lakes.

Non-allowable discharges, such as pet waste, grass clippings, tree trimmings, oils and grease are a violation of a state-issued stormwater permit. Making an illegal discharge into the storm sewer system may be punishable by fines and/ or water service termination.

Remember, whatever is put down the storm drain is untreated and flows into the Waters of the USA!

Storm Water Solutions

REPORT SPILLS/ ILLEGAL DUMPING

Call 24-hour phone number: (773) 935-1044

File a report & additional info: www.cleanbayous.org



Hello Neighbors!

My name is Ike Akinwande. Thanks to your support, I am the newest RiverPark board member! I am a Rice University educated program manager and civil-structural engineer. My work experience includes completing multi-million dollar projects which includes determining what and where projects are built, overseeing the process of engineering design, and managing construction activity. During my appointment as board member, I hope to serve in a number of ways. This includes but is not

limited to improving quality assessment and control of seasonal decorations/grounds maintenance, assisting in facilitating neighborhood watch, and gathering greater support and participation from neighbors at community events. In my free time, I enjoy taking walks around the neighborhood with my family, watching the latest movies, adventure sports (skydiving, paintball), and going out on dates with my girlfriend (aka ... wife). I look forward to meeting more neighbors!

Ike Akinwande | Director, RiverPark POA



RiverPark on the Brazos POA, Inc.

C/O C.I.A. Services

3000 Wilcrest Drive, Suite 200

Houston, TX 77042-3390



RiverParksugarland.com

Notifications

Important RiverPark has upgraded its notification system, please register online and confirm your contact information.

Pay Online

Pay your assessments online with Credit Card or eCheck.

Newsletters

The RiverPark Current newsletters are available in digital format online:

SERVICE PROVIDERS:

C.I.A. Services Manager
Kim Moore
713-981-9000

Maintenance Coordinator
Ed Barnett
713-981-9000

Onsite Manager
Cricket Lowdermilk

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281-275-2020

City of Sugar Land Waste & Recycling
281-275-2450

Sugar Land Fire
281-491-0852

Sugar Land Water
281-275-2750

Republic Services Customer Service
(Trash) 713-726-7307

Emergency 911

SOCIAL MEDIA

RiverPark has active communities though the source of official POA business is:

RiverParkSugarLand.com

... we enjoy sharing information and making our community bonds stronger. Set playdates, share gardening ideas, recommend companies! Find ways to get more involved in our community!

NEXTDOOR

riverparkfortbend.nextdoor.com

FACEBOOK

[facebook.com/groups/
RiverParkontheBrazos](https://facebook.com/groups/RiverParkontheBrazos)