

Plantation Master Association Spring 2014

It's officially spring, and homeowners are already starting to fix-up, paint-up, landscape and roof.
Is Your Project Approved? Plantation covenants, rules and regulations cover all of the above.



The AECC Committee (Architectural & Environmental Control Committee): If you're planning to do exterior painting, re-roofing, major landscaping or changes to your yard, home exterior additions or changes, all must be within the guidelines and standards established and recorded by the AECC Committee, and must be approved by the committee in advance.

You may contact the AECC:
Riverside Management at 321-7771,
riversideboise@aol.com
Craig Fenwick at cfenwick@cableone.net
Janelle Curtis at janellecurtis@gmail.com
Doyle Allen at dandc@cableone.net.

It's best to copy all three members for timely review.

Common Violations: Most homeowners follow the rules, procedures and intent of the AECC standards. Others don't understand that there are rules, or forget, or claim they never received a copy. For new owners, the real estate agent or Title Company was responsible for providing materials relevant to Plantation Master Assoc. If you don't have a copy, and would like one, contact Riverside Management and ask for a copy. There will be a photocopying charge.

- Starting a new roof without approval or approved shingles before starting.
- Exterior painting color change without color approval before starting.
- Major landscaping projects without approval.
- Timely yard work or maintenance. See below for overhanging trees.
- Trash cans left in the street too long, or visible on the side of houses.
- Parking boats, campers or other similar vehicles for longer than 48 hours.
- Side yard storage of vehicles.

See a violation or suspect one? Ask the AECC or contact Riverside Management.

Are Your Trees Getting Too Big? Trees that overhang sidewalks impeding pedestrians, street lights or encroach on neighbors' property are the responsibility of the owners. If you have a potential problem, it's time to prune.

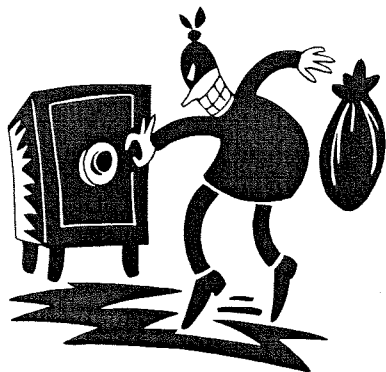


The Fence Along Jalopy Jungle: The fence screening the reclamation yard from Plantation will be painted this year, in a paint and color approved by the board.

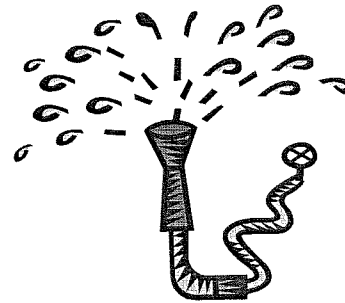
Plantation Country Club Is Not Public: Any home work that requires crossing Plantation CC property should be done after informing the club. Also, if you're not a member, you don't really have access to the property. Although it's nice to have a park-like setting, walking or exercising dogs, unauthorized golfing, or children playing on the greens aren't approved uses.



Robberies and Security: There has been a significant rise in theft and burglaries, one of them serious enough to literally clean out a house: jewelry, money, electronics, furniture, etc. If you plan to be gone for any length of time, let your neighbors know. Uncollected newspapers and flyers are clear indicators you're not home. If you see suspicious or unusual activity, don't be shy, contact the authorities. Most incidents are "smash and grab" events, in and out in a hurry. Last year an intruder gained entry into a house through an unlocked rear door while an occupant was home. Today's thieves can even get past lowered electric garage doors (video on YouTube...plus the defense). In summer, many homeowners leave their garage doors open at the bottom a foot or two for circulation, an open invitation for trouble. Locked doors, windows and patio sliders help deter loss. Are you secure?

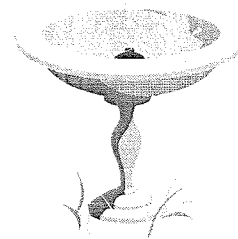


Sprinkler Heads: The water system will be turned on soon, if you happen to see a "geyser" or dry, brown grass, contact Riverside Management (321-7771), or Jerry Lowe at poslo@msn.com with a quick description of the problem and location.



Street Light Out? Street lights within the subdivisions are Plantation's responsibility. If you see one that's out, notify Jerry Lowe at poslo@msn.com.

The Pond: At State and Plantation River Drive is getting an upgrade. The original water feature has been moved to one end, and another will be installed in the pond closer to Plantation Drive.



We Know You Love Your Dog...and good pet owners make good neighbors. Walking with leashes and courteous clean-up is part of responsible ownership. All dogs in Ada County require a license. Nuisance animal problems can be reported to Garden City.

Names To Know:

Pierce Roan	President
Kent Brown	Vice-President
Pete Edmunds	Director at Large

Presidents of Sub-Associations

Joe Leaf	Lake Plantation
Kent Johnson	Tanglewood Townhomes
Sharon Jarvis	Townhouses at Plantation

Officers

Lois Bauer	Treasurer
Marilyn Sagehorn	Secretary

AECC Committee

Craig Fenwick
Janelle Curtis
Doyle Allen

Maintenance

Jerry Lowe

You may contact any party through Riverside Management, 8919 W. Ardene St., Boise, ID, 83709;
208-321-7771 or riversideboise@aol.com.

Any questions about billing should be addressed through Riverside Management.