RIVER VIEWS June 2016

The newsletter of the River Towers Condominium Unit Owners Association

Board of Directors Meeting – The Board met on June 30th for its regularly scheduled monthly meeting. Some of the topics of discussion were:

1. **Decision:** Column Work – Expense to Make Structural Repairs to a 31 Column **APPROVED**
2. **Decision:** Residential Hallway Trash Rooms – Purchase of New Recycling Containers **APPROVED**
3. **Decision:** Lobby Décor – Selection of Laminate for Elevator Lobbies and Front Entries **APPROVED**
4. **Decision:** FIOS Work – Residential Hallway Molding **APPROVED**

Electronic Delivery of River Views – If you are reading the newsletter in paper form and would like to receive it electronically, please provide the office with your e-mail address.

Fire Works are Prohibited - A reminder with July 4 approaching, fireworks of any type are strictly prohibited anywhere on River Towers property. Have a safe and happy holiday!

Please Slow Down! For some unknown reason we are seeing an uptick in people (adults and children) walking in the street rather than using the sidewalk. The best ones are those walking in the street while texting on their phone! Parents please ensure your children understand they are to walk on the sidewalks. Drivers on our property should also exercise caution and be aware that there are an increasing number of children, elderly and young parents pushing strollers navigating our street and parking lots. If you're driving, ***SLOW DOWN*** and if you're walking ***STAY ON THE SIDEWALK***.

New Mailboxes - The Board is currently looking at installing new mailboxes in all three buildings. Because the standard size these days is larger, the boxes would potentially be relocated to the rear lobby area; and one of several upsides to these larger boxes will be that smaller packages will fit into them, hopefully reducing the number of packages the office has to receive and store and the number of trips some residents have to make to the office. The courtesy of the office accepting occasional packages for residents was turned on its ear with the advent of online shopping. Now, some carriers don't even attempt to deliver to resident doors, they come straight to the office and unload truckloads of packages into our office. Folks, it isn't feasible for the office to continue to take in the volume of packages they are receiving each day, especially when there are increasingly large and unwieldy items being delivered to our relatively small office space. Along with exploring larger mailboxes, over time, we are going to work with the delivery services to deliver some packages directly to residents. There are days when our staff can barely move in the office when the avalanche of packages arrives each day! We also ask residents to use judgment with respect to the type and size of items they're having shipped, expecting the office to accommodate.

Landscape Improvement - Our landscape manager and his crew have recently completed the refurbishment of the front bed on the East wing of the 21 building. The rehab of the front of the 21 began last year with the central front island being reconfigured and the project was

completed with the large bed on the front East wing. Craig Riche designed the layout, selected all the plant materials, and did all the work 'in-house' thereby saving the Association a great deal of money. The response from the residents has been overwhelmingly positive. A job well done!

Bulk Trash Pickup Dates – This complimentary service is provided by the Association at no charge to residents. The pickup dates for July are the 8th and 22nd. Residents may take their large items for disposal to the dumpster area the night before the pickup.

Vandalism – If anyone has information regarding who is responsible for destroying the lights at the front sign as well as other areas on the property, please contact the office. There will be a credit toward your condo fee for information leading directly to the apprehension of this individual. The Association will press charges and seek restitution.

Adult Night Swim - The first Night Swim of the 2016 pool season is scheduled for Saturday, July 9th from 8 to 10 p.m. The Association will provide wine, bottled water, light snacks and music. The lifeguards will be on duty and the pool will be open to anyone wishing to swim. Please bring your pool passes and photo ID in the event you are asked before being served alcohol.

Illegal Parking in Fire Lanes – One day recently there were four Fairfax County police cruisers, an EMS truck and a fire truck in front of the 21 building. Luckily none of our residents or their guests was illegally parked there at the time, which is the case too often recently. The fact that the individuals pull forward and are not underneath the portico does not alter the fact that they are parking in a fire lane. Why do we even have to discuss this?

Exercise Rooms - Residents are reminded not to rearrange the exercise equipment in any manner. Please return hand weights to the tower after each use and wipe down the equipment when you are done using it. Thank you.

Pet Owners - Dogs must be on a leash **at all times when outside of their unit** and they must be registered and wearing the River Towers Tag, which can be obtained at the management office for $1.00. There have been more incidents of dog waste left in the residential hallways and stairwells. Owners must clean up after their pets when an accident occurs. Also, dogs are not allowed in certain areas of River Towers such as the playground, picnic grove, rooftop deck, basketball and tennis courts or exercise rooms. (All areas are indicated in the rules and regulation page 27 section #7). Lastly, visiting pets must abide by all pet related rules, including the weight limit.

Let's Talk Trash …Again - It seems we must once again reiterate that residents **MUST** dispose of their trash in a responsible manner. ALL TRASH MUST BE IN CLOSED PLASTIC TRASH BAGS. All items left in the upper residential hallway trash chute rooms for recycling MUST BE FREE OF FOOD. SOILED DIAPERS (BOTH CHILDREN AND ADULT) MUST BE DISPOSED OF IN **SEALED BAGS** and may not be left in the residential hallway trash rooms. (This is a health code violation).

Thought for the Month – It is only when we truly know and understand that we have a limited time on earth – and that we have no way of knowing when our time is up – that we then begin to live each day to the fullest as if it was the only one we had. -- Elisabeth Kubler-Ross