

The Villager - March 2022

Townhouse Villages at River Woods HOA 334 River Woods Lane, Burnsville, MN 55337

PH 952-894-4368 FX 952-808-6900 Email Address: river_woods@comcast.net

Fee Reminder - Your monthly association fee (\$330.00) is due on the first of the month. **If you want to avoid a late fee you must pay on or by the 9th.** A \$10 late fee is applied on the 10th and another \$10 late fee is applied on the 20th if there is ANY balance on your account. To avoid a late fee your payment must be received by the 9th.

Salt Requests - Reminder: salt is available to owners. Please contact the office via phone or email and we will be happy to deliver salt to your door. Shakers are available if needed (please ask for one) and you set them outside your door and call or email for a refill. If your drive area is slippery call the office for salt to be laid. No one is working on nights and weekends unless there is a snow event so please be sure to help keep your area ice free during these times. When requesting, please leave your unit number and if you have or need a shaker.

REDUCE THE RISK OF FROZEN PIPES - Leave a cold-water tap running at a steady stream of about 1/4 inch. (think the diameter of a #2 pencil) • Leave the cupboard doors open under your kitchen and bathroom sinks. • Do not turn your furnace below 55° F. • Shut off and drain the pipes leading to outside faucets. • Wrap foam insulation around pipes most susceptible to freezing. • Seal air leaks in your home and garage. • If you are away, have someone check your home regularly. Water lines are freezing... Are you next?

Fireplace/Chimney Reminder - Have you had your fireplace/chimney checked recently? At all? An accumulation of creosote in the flue is the leading cause of chimney fires. Creosote deposited over a long period becomes highly flammable and it is often the cause of chimney fires. Creosote removal is vital to your safety. A professional chimney sweep will carefully and thoroughly scrub the flue including the liner and walls to remove creosote, soot, and other debris and residue from the flue. In addition, it is necessary to repair or replace defective dampers. Dampers that do not close properly will allow the outside air to mix with heated air and increase your energy costs. A professional chimney sweep is knowledgeable about building codes, trained to recognize deterioration or venting problems and are able to advise you regarding the chimneys condition. The National Fire Protection Association recommends that chimneys, fireplaces and vents be inspected at least once per year.

Burnsville Hydrant Flushing - Burnsville's Utilities Department will begin flushing of City-owned fire hydrants in April. During hydrant flushing, it is not unusual for residents to periodically experience discolored water, pressure changes and/or increased chlorine odor. Nearly all hydrants in River Woods are private and the City does not flush them. However, owners may still experience the residuals as described, from surrounding neighborhood flushing. River Woods does their own hydrant flushing and at present there is no timeline. More information can be found on the City of Burnsville's website at <https://burnsvillemn.gov/573/Hydrant-Flushing>.

Pet Policy - Owners are **REQUIRED** to pick up pet defecation **when the dog defecates** and to properly dispose of it. Rain and snowmelt runoff can wash pet droppings into storm drains and ponds. As it decomposes the droppings release bacteria (E. coli, salmonella), parasites (Giardia), and nutrients (phosphorus) into the water supply. There will be no snow removal if there is any defecation not picked up. Contact Animal Control at 952-894-3647 if you have issues with unrestrained animals in your area or yard, animals left tethered in yards or on decks and incessant barking.

Garbage Cans - Garbage cans are to be kept in the garage. Containers may be put out the night before (weather exceptions) collection. All cans must be out by **6:00 am** the day of pickup and returned inside your garage the same day. Please be sure to comply for all your neighbors' enjoyment of the area. Owners are allowed to only put out what fits in the can; extras must be arranged with hauler and payment made with them. Any issues with waste removal must be handled through the office.

Parking Review - Reminder – parking anywhere but your driveway and in the garage is a direct violation of the Declaration and **you may be towed without notice**. Guest parking is for guests and areas for **snow removal and emergency vehicles must be left open**. If you have any questions, please call the office.

Parents Parking Cars on Street for Bus Pick up or Drop off - Students are returning to school! We have parents who drive their child to the bus stop and park by the pool. There have been incidences with cars not being able to see around them to enter main road and not enough room with cars in both directions moving in and out of area. This makes for a hazardous situation. All parents need to either park on the main River Woods Lane city road or walk the children down from the pool area. We simply can not have cars park along side the pool and wait.

Roof Replacement - The Association will be continuing roof replacement in March as weather permits. Your unit will be posted in advance when it is time for it to be done. Because of weather we cannot put out a schedule or guess on units and timeframes.

Attic Weatherization - We have been helping owners with leaks in their homes over the last few months. The common issue currently has been the lack of sealing the attic bypasses and insulation not being enough for MN living. Please have a weatherization evaluation from a company of your choice to evaluate, this is usually a free service.

Texting the Office - Please do not text the office, the phone system does not have text capability. You may leave a voice message or send an email to river_woods@comcast.net. If you have an emergency after hours, weekends or holidays send an email; include "EMERGENCY" and your unit number in the subject line. Only emails are monitored during these times, we cannot remotely retrieve phone messages.