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Board of Directors

Kay McKelvy
President

Betty Donahue
Vice President

Trudy King-Elliott
Secretary

Joan Lewis
Treasurer

Anita Hampton
Member

Welcome to River Park:

- * Tyisha Johnson (3905)
- * Karen Coleman (3957)
- * Tawana Woodard (5909)
- * Dana Ford (5823)
- * DeAndre & Genee Johnson (5918)

Welcome to River Park!
We're glad you're here!



The Cooperative Plan

Have you read your cooperative plan book (the blue book) lately? Here are some answers to some comely asked questions...

WHAT THE CORPORATION IS—AND WHAT IT DOES FOR ITS MEMBERS? Purpose: The Corporation is organized for the benefit of its resident-owners, or members. The Articles of Incorporation, which are its Charter, provide that the Corporation's primary function is to provide housing on a cooperative non-profit basis for the benefit of its members.

How the Corporation Operates: The By-Laws of the Corporation form the constitution for the membership group of owner-residents. In these By-Laws you will find provisions for eligibility for membership and the manner in which

membership may be terminated; provisions for regular meetings; the method for selecting the Board of Directors and the extent of their powers and duties, as well as the technical requirements for the fiscal management of the cooperative corporation.

The Subscription Agreement is the document in which you apply for membership in the cooperative; the Occupancy Agreement describes the terms and conditions under which you will occupy one of the dwelling units therein; the Articles of Incorporation and By-Laws set forth the authority and methods of operation of the cooperative; and the Regulatory Agreement is the agreement by the cooperative to be regulated and restricted in certain aspects by the FHA as provided by law; and the

Cooperative Agency Agreement provides that the F.C.Housing Company, Inc., for the considerations and under the terms recited therein, shall furnish the cooperative with certain necessary services in the organization and development of the cooperative program.

ARTICLE V. DIRECTORS

Section 1. Number and qualification: The affairs of the Corporation shall be governed by a Board of Directors composed of five (5) persons, a majority of whom shall be members of the Corporation. The principal officers of the Corporation shall be a President, one or more Vice Presidents, a Secretary, and a Treasurer...

The Cooperative Plan Book



Share a little Light...

Always lock your vehicle and your unit doors, Recently we had some attempted break-ins. Thanks to some caring, observant members, the police were called immediately. This does show, though, how odd things can happen out of the blue. The police gave our community praise because of caring members and says the

best deterrent to crime are nosey neighbors! Seriously?! Sometimes it's ok to be nosey!
Another big deterrent to crime is a well lighted area. You should leave on porch lights. It is only a few pennies a month, but what a safeguard.



Nothing ruins the truth like stretching it.



River Park's Annual Halloween Party

Monday, October 31st.
6:00 to 8:00 pm
at the Clubhouse,
Lots of Food & Fun

KID SAFE ENVIRONMENT

Were accepting donations
at the office for party &
snacks.

REMINDER OF PET RULES AND REGULATIONS!

GUIDELINES FOR REGISTRATION OF PETS:

1. Only one (1) pet per unit.
2. There is a 25lb. Weight limit on mature dogs.
3. The following breeds are banned from RPT, Inc, Pit Bull, Rottweiler, Chow or Wolf Hybrids or any exotic or aggressive animal.
4. All pets will be registered with the office and leave proof (a copy) of inoculations. This includes all members and future members.
5. NO exotic pets are allowed i.e. spiders, snakes, monkeys, etc.

GUIDELINES CONCERNING RESPONSIBILITY OF YOUR PET:

1. Your pet will not make unreasonable noise.
2. Dogs are not to be tied outside in unfenced yards.
3. Fenced yards and unfenced yards must be kept clean from pet refuse.
4. The pet—dog or cat will not be allowed out of the townhouse, or fenced backyards except when accompanied by a responsible person and restrained on a leash.



5. When walking pets, please carry the necessary equipment to clean up after the pet ie. Plastic bags and paper towels. .
6. Cat litter must be disposed of in sealed bags.

Member's pets on River Park Townhouses property must be registered by Pet Permit filed at the office with appropriate current shot records.

Turning Up the Heat

When the weather cools down, the heaters come on. Don't be concerned if the first time you run yours, you notice a slight odor. That is just the dust burning off the coils and it is not unusual or dangerous. However, if your heater is not working properly, please let us know so we can correct the problem before it gets really cold!

Around River Park...

Get Well Wishes

Donald Sheppard (5839)
Craig Gray (6030)
Eileen Johnson (6003)

Hopefully everyone is improving. Get well wishes for SPEEEEEEDY RECOVERIES...!

If we've missed someone, we apologize.

Condolences to:

Kevin & Estrellita Albright (5910) In the passing of Mr. Albright's Mom.

NEED \$100.00
Our Referral program
is still going on



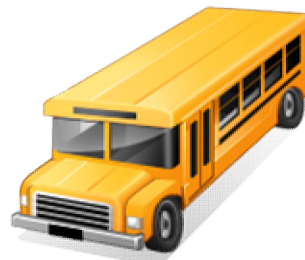
Wood Dining Room Set
with 6 chairs and Curio
Cabinet
\$700.00 OBO
Contact:
Sherri (5939)
(816) 277-6532
If you'd like to see it.

SCHOOL BUS SAFETY



Maintenance asks... Parents, please remind your Children to make sure all outside toys are put away each evening before going inside for the day.

Parents, please make sure your children are waiting for the bus safely. They should not be in the street, playing around so that someone gets hurt. Children should stay away from the bus until it comes to a complete stop and the driver signals you to enter the bus.



different times for school. Drivers, slow down and watch out for them. There is a lot of traffic at that time of the day, with people going to work or other places.

**ALWAYS DRIVE
CAUTIOUSLY!**

River Park has lots of children of many age groups leaving at

Member Birthdays

OCTOBER

Deonta Y.	1	Rodney C.	9	Tiffany D.	17
Catherine B.	2	X' Zavionn H.	12	Candace C.	18
Aaron D.	4	X' Zaundra H.	12	Ali E. E.	19
William M.	5	Brittany S.	14	Carmelita C.	22
Demi W.	5	Jahleel G.	14	Mahogany B.	23
Dominique B.	5	Robin W.	15	Jacqueline S.	25
Jordan G.	5	Natalie W.	15	Evelyn S.	27
Tamika D.	7	Taciana C.	15	Bob (Maint)	27
Isaiah E. (Maint)	7	Quentin Y.	16	Fletcher J.	28
Marquise A.	8	Sherry B.	17	Herbert P.	29
Porchia J.	8	Kayvon M.	17	Teonisha H.	29
Yolanda W.	9			Donovan M.	30

NOVEMBER

Deborah H.	2	Orlivea W.	10	Ronald D.	18
Darryl W.	2	Eileen J.	10	Andrew F.	18
Candace G.	4	Luana S.	10	Kevin F.	21
Asia G.	4	Kim G.	12	Angela S.	21
Jones F.	5	Doris S.	13	Malik P.	24
Rosaland G.	7	Tommy A.	15	Jeremiah B.	25
Onjhana D.	7	Leah L.	15	Stephan B.	26
Harriett H.	9	Hattie R.	16	Emma W.	26
Duane B.	9	Alice P.	16	Donald C.	28
Kelvin T.II	9	Rose D.	17	Judy T.	30
Henry T.	9	Mona C.-D.	18		

DECEMBER

Loretta M.	1	Vincent G.	12	Naysia M.	20
Jessie S.	1	Yolonta A.	12	Theotis N.	21
Tracey C.	3	Monet B.	13	C'Ashinae J.	21
Latesha K.	3	Nyla J.	14	Bernice C.	22
Erica B.	3	Juanita E.	15	Ruth H.	24
Mychael M.	5	C'Ashia J.	15	Breyonna B.	24
Chantell P.	7	Rashaun P-L.	15	Raquel D.	24
Winifred R.	8	Shalea B.	16	Naandie W.	24
Kayla T.	8	Deborah B.-R	17	Josiah H.	24
Nieshaia M.	8	Louis E.	18	Dominique H.	26
Robert J.	10	Toni C.	18	Lynnae G.	27
Martin A-T.	10	Kevin A.	19	Angela W.	28
Sariah C.	10	Trisha L.	19	Sydney D.	28
Cheryl L.	11	Brandon W.	19	Darico L.	29
Emma E.	11	Elaine K.	20		

We're on the Web:
Riverparktownhouses.com

Fall Is Just Around the Corner!

This might be a good time to turn your furnace on and make sure it is working properly.

The Site Office and Maintenance Shop will be closed for the following holidays:

Thanksgiving Day
Nov. 24th and 25th.

Christmas Day
December 26th and 27th.

New Years Day
January 2nd.

- Unhook your garden hoses from your outside faucets and turn off the water shut off in your basement. Once the temperature starts freezing, the water will freeze and burst your water pipes and your water hose.
- When snow is being plowed, please move your car out of the parking lot so your space can be plowed. There must be 2 spaces in the front and rear of the plow truck in order to do the parking spaces. Once the vehicles are moved they are able to do the entire lot. *Snow melt will be available to throw out on your front steps, just bring an empty container to pick up some from maintenance.
- Are you thinking about freshening up your painted walls with a different color? You might want to think about the color you are about to use. If you use a darker color to paint the walls, when and if they are painted again, you may have to paint them twice to cover up the dark paint, costing you double the cost and time to do the painting. Please remember that when and if you move out, you are to bring the color back to the original River Park color.
- Is your spider problem a problem? You probably know that spiders prey on insects. Most of our units have a resident spider population that helps reduce other pests from entering and taking over your unit. Often spiders will live outside your unit, especially in a garden, where they play an important beneficial role. The spiders living in your unit tend to stay hidden in places such as basements and under or behind the furniture. Spider problems are usually taken care of with simple spider management. A good cleaning, focusing on secluded areas should unearth and scare away a good number of them. This will not end your spider problem, but it is a temporary fix.

October 2011

Sun

Mon

Tue

Wed

Thu

Fri

Sat



October is National Breast Cancer Awareness Month!

1 Carrying charges Due

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10 Carrying Charges Due by 8:30 am

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13 New Member Orientation 6pm

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20 Past due Accounts sent to the Attorney

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25 Board Meeting 6pm Open Session 6:45-7:15 BINGO! 11-1

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Happy Halloween