

River Country

ESTATES
NEWS COURIER

AUG 2025
ISSUE 8 • VOL 24



“ School starts back on August 11th, 2025. As students return to school, let's work together to ensure their safety. We can do this by obeying the speed limit in the community and being alert to pedestrians and school buses. Enjoy your school year, River Country Estates. ”



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MESSAGE *from the* BOARD

The summer heat is here. We want everyone to be safe while working or playing outside. Hydration is important. Do you think your neighbor working in the yard would enjoy a glass of cold water? Lets continue the positive neighborly trend we have enjoyed over the past few months.

The business of the HOA continues. WORK, WORK, WORK. The last 2 months have been a lot easier with the VOLUNTEERS and new board members. Their positive attitude and willingness to jump in the fire has been a great help. Randy, Cliff, Jessie, Joyce, Kelly, Sandra, Steve, Nancy and Buzzy-THANK YOU.

In September all homeowners will receive a mailing from the association. It will contain the voting ballot, the biographies of the candidates, deed restriction modification ballot and proxy. All of these are important and are needed to move the community forward. Please return the documents to the office in a timely manner.

Our October general meeting will be at a new location- due to cost increases we will no longer meet at Regency Oaks Club House. New address will be posted in upcoming newsletters as well as posted on the FRONT community sign.

In closing, River Country belongs to us all. Let's continue to work together to make this a better place to live.

Thanks,

Collin Nole and RCEOA Board, RCEOA President



AUGUST 11TH BOARD MEETING

VIA ZOOM. 4 pm. Must log on between 3:30 and 3:45 to get verified. The Zoom waiting room will be closed at 3:45

The Meeting Link is posted on the River Country website. WWW.RIVERCOUNTRYESTATESFL.COM
River Country HOA - BOARD MEETING ZOOM REQUIREMENTS are located on the webpage.

DEED RESTRICTIONS REVISIONS

The next big community project is the DEED RESTRICTIONS REVISION.

Our goal is to get this completed before the October general meeting mailing.

The board will propose modifying the deed restrictions. A community vote will be taken to approve. When you receive the mailing, please return the ballot. We need the entire community to participate.



COMMUNITY CONTACT INFORMATION

RIVER COUNTRY CONTACT INFORMATION

River Country HOA.....352-596-0740
e-mailrivercountry79@gmail.com
River Country Estates has a new website
.....www.RiverCountryEstatesFL.com
New Office Hours: Tuesday, Wednesday and Thursday 1:00 to 5:00 PM
and Saturday 9:00 to 12:00 PM

RIVER COUNTRY ESTATES BOARD of DIRECTORS

President - Collin Nole
Vice-President -Matthew Wise
Treasurer - Marissa White
Secretary -Virginia (Ginny) VanDerKelen
Director -Mike Kunz
Director -Randy Jackson
Director -Cliff Moody
*Board meetings are held the 2nd Monday of the month at 4 PM -
5331 Commercial Way, Suite 106, Spring Hill FL 34606*

IMPORTANT PHONE NUMBERS

Hernando County Sheriff Police352-754-6830
(Emergency Only).....911
Emergency Info/General Info.....352-754-4083
Withlacoochee River Electric.....352-596-4000
Florida - Highway Patrol 352-754-6767
Hernando County Fire Rescue352-540-4353
Hernando County Animal Services.....352-796-5062
Hernando County Health Department352-540-6800
Hernando County Utilities Department.....352-754-4037
FEMA Tele registration.....800-621-3362
Statewide HELPLINE.....800-227-8678
Referral Line.....211
Code Enforcement.....352-754-4056

BOARD OF DIRECTOR ELECTIONS

Owners interested in serving on the Board of Directors may submit a short Bio and or statement of what they hope to bring to River Country as a Board member to RiverCountry79@gmail.com by August 15th, 2025, to be included on the ballot for the October 2025 General Meeting Election. There will be four director positions on the ballot. Owners in good standing are welcome to run. Must be able to attend monthly Board meetings and two General Meetings per year. For a complete description of the responsibilities and duties of the Board, see the RCEOA By-laws on the web site.





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DEED RESTRICTION REMINDERS!

SECTION 8 WASTE MATERIALS - STORAGE

Waste Containers

All waste shall be kept in sanitary, covered, animal proof containers. These containers shall be located in an appropriate place, concealed from street view.

Waste Pick-Up

Waste Containers shall be placed at the foot of the driveway no sooner than the evening before the scheduled pick up. These containers must be returned to their storage places by nightfall of the day of pick up.

Storage Time

No waste shall be stored in excess of seven (7) days. Please place waste containers from street view.





John K. Grothe, D.M.D., P.A.
Stefanie DiFrancesco, D.M.D.
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UPCOMING COMMUNITY EVENTS:



COMMUNITY ANNUAL YARD SALE

November 7, 8 and 9th

NO PERMIT NEEDED.

ALL yard signs must be removed on the 9th.

BEFORE SUMMER ENDS!

Here are some things to do in the area this month:

- Moonlight Movies - Brooksville Mainstreet, Free, Saturday, August 9th, 2025 from 7-11 PM
- Hike one of the many trails in the area Weeki Wachee Preserve - open 30 minutes before sunrise to 30 minutes after sunset
- Check out one of the many historical sites or state parks
- Crystal River Archaeological State Park
- See the Mermaids at Weeki Wachee State Park
- Kayak one of the many Springs



Enjoy the rest of your summer River Country Estates!

BASKETBALL AND PICKLEBALL COURT LOCKS

The combinations have been changed to the courts. Homeowners in good standing may call the HOA office to receive the new combinations. Please do not share the combination with persons outside of your residence. There has been recent vandalism to the locks on the basketball court. Someone has deliberately damaged the lock dials to prevent them from being locked. We are asking everyone to keep an eye out for this activity.



COMMUNITY FALL FESTIVAL

The date is set for our second annual Fall Festival!

November 15th, 2025

12 pm (noon) to 4 pm in the Park

Are there vendors interested in participating in the 2nd Annual Fall Festival? There will be a small fee of \$15 per space for residents and \$30 per space for non-residents. The vendor contract will be available in the office soon. Food vendors and kids' activities are being planned. Stay tuned for more info.



STREET LIGHT OUT?

To report a street light in need of repair. Please call the West Hernando district office @ 352-596-4000 or log in to WREC.NET and click the repair Street Light" button, then complete and submit the "street light repair" request form. You can also download the WREC mobile app and request a street light repair.

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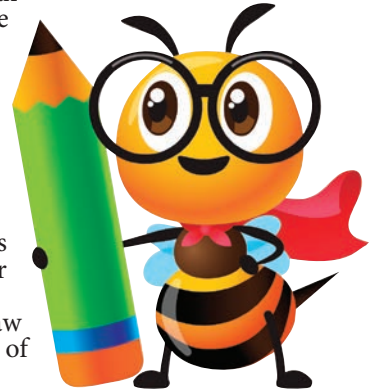
Annual Back-to-School Sales Tax Holiday:

August 1, 2025, Through August 31, 2025

Florida's 2025 Back-to-School Sales Tax Holiday begins on Friday, August 1, 2025, and ends on Sunday, August 31, 2025. The holiday now occurs annually, every August.

During the annual sales tax holiday period, tax is not due on the retail sale of:

- Clothing, footwear, wallets, bags, handbags, backpacks, fanny packs, and diaper bags with a sales price of \$100 or less per item
- Certain school supplies with a sales price of \$50 or less per item
- Learning aids and jigsaw puzzles with a sales price of \$30 or less
- Personal computers and certain computer-related accessories with a sales price of \$1,500 or less, when purchased for noncommercial home or personal use



See Florida Department of Revenue Back-to-School Tax Free 2025 website for more details



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CRIME WATCH REPORT

by Nancy Jones, Crime Watch Volunteer

Postal mail vandalism: at our last Crime Watch monthly meeting, (7/3/25), Deputy Jason reviewed the best procedure to report mail vandalism. Contact the Sheriff's Department, 352-754-6830, to have a deputy go to your home address and take a report. Note the deputy's name. Ask for a follow-up to the findings. If you feel that nothing has been done, call again and ask to speak to the Patrol Supervisor.

The Sheriff's Department makes the proper contact with the Postal Service, first locally, then beyond to the Post Master General. You can also make another report at USPS 1- 800 275-8777 or online. There may be other situations in nearby communities that we are unaware of and the Sheriff's Department is keeping record. By your reporting, it helps establish a pattern.

In the meantime, we should be in preventive mode. Suggestions: put your address label inside your mail box section. If your key is left in your mailbox, a kind neighbor would know where to return it. Please close any mailboxes you find open. Register for "informed delivery," a free service at USPS.com informed delivery. You will get email images of your mail to be delivered every mail day. In this way, you will know if something was not delivered. This would help narrow down the point of the missing item.

Unfortunately, there are tools, counterfeit keys and methods to gain access to incoming and outgoing mail. This includes the blue mailbox stations. If in doubt, mail inside the post office.

Litter: gratitude to the HOA for placing a garbage can, secured to the fishing line recycle bin, in the park. This addition by the dock has significantly cut down on litter. Please encourage your family and friends to keep our beautiful park clean.

Countywide: Deputy Jason stated that the thefts on private property are due to easy access. In other words, unlocked cars, open garage doors, unlocked doors. Construction sites have had items easily stolen because these, also, are not secured.

Crime Watch and Deputy Jason have plans to include an educational component to each monthly meeting. All are encouraged to attend. Nonmembers are welcomed. Look for announcement on River Country Facebook Forum/Living. Our meetings are the first Thursday of every month.

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