

RIVER ISLANDS

C U R R E N T S



Susan Dell'Osso

OPEN LETTER FROM SUSAN DELL'OSSO PRESIDENT, RIVER ISLANDS DEVELOPMENT

The beginning of every year is a time of optimism, as we envision what the coming year might be like. For me, it's also a time to express appreciation to all of the residents who offer up observations, ideas and even criticisms about our community as it grows and changes. The heart and soul of River Islands is very much an expression of ALL of the people who live here, and we are a better community today for the many contributions of the more than 3,500 households that call River Islands home.

To that end, I am happy to share that we will be creating an Advisory Committee (full story on Page 3) of residents to act as an internal “listening post” for me and to offer back thoughts and advice on a number of topics that are always on my mind—new development, community safety, our schools, our kids and the fabric of our unique lifestyle. That group—which will be called upon twice a year—will help me gauge community feelings on topics that affect our lives and outlook, now and in the future.

We will continue to hold Town Hall meetings twice a year as well, so that everyone can be heard as we move ahead in the process of creating and putting down roots in a place that we can be proud to call home.

All the best—

Susan Dell'Osso
President, River Islands

PRIEST RANCH WINERY GOES FOR THE GOLD

River Islands is a happy member of the Somerston family of companies, among which is Priest Ranch Wines, whose tasting room and café is located in Yountville. In January, the San Francisco Chronicle published the results of its 2024 Wine Competition and Priest Ranch wines was awarded in four categories: “Peacemaker” cabernet: Double Gold, “Remedy” cabernet: Gold, “Bland de Blanc” Grenache Blanc: Gold, “Snake Oil” cabernet: Silver

River Islands proudly includes a bottle of Priest Ranch wine in every Welcome Basket because we feel the spirit of hospitality is best-served with something we love!

The Priest Ranch Tasting Room is open daily in downtown Yountville; for reservations go to PriestRanchWines.com. While you are planning a day in the Wine Country, be sure to stop in at the new Priest Ranch Kitchen, which serves breakfasts and lunches, including the soon-to-be-famous Smashburger, inspired by Chicago's restaurant scene by Chef Dan Solomon.

THE SHORES OPENS WITH RIVER VIEWS AND DRAMATIC ARCHITECTURE

Pulte Homes' The Shores community is the first neighborhood at River Islands that is oriented toward the San Joaquin River. At 4 – 6 bedrooms, and up to 4,556 square feet of living area, the homes at The Shores are also among the largest in all of River Islands.

Proximity to the San Joaquin River is another aspect of the community that sets it apart. All of the other water-oriented neighborhoods at River Islands are proximate to the lakes that River Islands designs and maintains; the San Joaquin River is one of the state's major rivers, starting in the High Sierra and ending in San Francisco Bay.

Pulte Homes is offering an expansive list of customizing options and upgrades to suit the size and scale of the homes. Pulte, one of the largest homebuilders in the country, is a leader in developing Smart Tested Designs, floorplans that are both flexible and attractive. Their homes include an array of SMART home features for water and energy conservation, and offer options for creating home offices, study areas and home gyms.

The sales office for The Shores is located at 825 Riverbend Drive; the models are open for touring daily from 10 – 5. For more information, go to Pulte.com.



Plan 3—Elevation B



Plan 1—Elevation A

KIPER HOMES RETURNS WITH CAPRI NEIGHBORHOOD

Kiper Homes has been an important member of the River Islands family of homebuilders for many years. Most recently, Kiper Homes designed and built Balboa and Skye, two neighborhoods that have enhanced the River Islands lifestyle with a contemporary approach to architecture. Now, the builder is debuting an all-new collection of lakeside homes at Capri.

Capri is a contemporary approach to lakeside living, with an upscale vibe. The collection offers three to five bedroom homes, with 2.5 to 3 baths, and up to 3,313 square feet of living space. As a Kiper salesperson said, "Every square foot is maximized, which creates exceptional livability and value."

The models will be under construction all through the spring for a summer Grand Opening. For those with an interest in the floorplans, the site plan and the extensive features list, a presales office is open at 17355 Harbor View Drive. A Tour Guide to provide directions and mapping is available at the Welcome Center, open daily from 12 – 5.



Residence 3B



Residence 1C

A BRILLIANT COMMUNITY DISPLAY

We were thrilled to see our residents light up the islands in our annual house lighting contest during the holiday season! Congratulations to the three winners and well done everyone!



First place winner: 18291 Melones Drive



Second place winner: 18320 Dalton Drive



Third Place: 2206 Middlebury Drive

TOWN CENTER NOW CONSIDERING MEDICAL OFFICES IN ITS PLANNING

As plans continue being developed for The Town Center at River Islands, one idea keeps coming into the conversation: that of building an office building for medical practices that could serve the community. Given the broad range of ages represented in the River Islands population, prospective tenants could range from a pediatric dentist to sports medicine specialists to internists. Diane Correia, a highly-established commercial real estate broker now working with River Islands, is the contact person for inquiries: dcorreia@riverislands.com

ACCEPTING APPLICATIONS NOW FOR THE CITIZEN'S ADVISORY COMMITTEE

The River Islands development team is interested in balancing input from our residents about the existing community with feedback about our future plans. To that end, we are forming a committee made up of homeowners to serve on an all-new Citizens Advisory Board.

Our goal is to have resident board members meet with Susan Dell'Osso in a group format twice a year for conversations about River Islands so she can hear first-hand about a variety of subjects, including schools, safety, park usage, and more. We are looking for people to represent, but are not limited to, the following categories:

- A parent of a K-8 student
- A parent of high schooler
- A retiree
- A college student
- Two people from the medical and tech fields
- A person who utilizes parks and trails regularly
- A person who lives on a lake

The Citizens Advisory Board can be successful if members consider themselves as a voice for the greater community, and not just specific and personal interests. If you believe you would be a good candidate to represent the community in a positive way, we encourage you to apply now on www.MyRiverIslands.com.

PHOTO CONTEST BEGINS IN FEBRUARY



We'd like to see what the River Islands lifestyle looks like through your eyes!

As our phone cameras now capture so many amazing moments in our lives, we would love for you to share with us candid or composed photos from around the community! In fact, our goal is to share the best photos in different categories with our larger audience of followers to show you off as the faces of River Islands. Whether it's a selfie, family photo at a park, a candid on a lake, or anything else that portrays your life here, we believe everyone offers a great perspective through their camera lens.

Here are our categories:

- ◆ *At/near The Boathouse*
- ◆ *Fishing off your dock / Kayaking on a lake*
- ◆ *Enjoying a park*
- ◆ *Walking/running/biking on the trail*
- ◆ *Sports play or athletic recreation*
- ◆ *Utilizing exercise equipment on the trail*
- ◆ *How you use your home (kitchen, backyard, etc.)*
- ◆ *Photos with police or fire departments*
- ◆ *Fun at community events*
- ◆ *Family gathering anywhere in the community*

We're going to turn this photo safari into a contest, and award grand prizes of \$500 Visa gift cards for our favorite three photos, and Visa gift cards in the amount of \$250 for the top photo in each category! Please read through the contest guidelines and upload a photo from your camera roll to the submission form on www.MyRiverIslands.com. The deadline to submit photos is March 18, 2024. We can't wait to see your River Islands life!

TEAMS FORMING FOR HEART WALK

Lead your neighborhood in this year's 209 Heart and Stroke Walk brought to River Islands by the American Heart Association!

We're forming our Walk Team and are excited to have more residents on board this year! Lead your neighborhood and register to be a Coach now to receive an exclusive AHA-branded coach jersey! Then, gather some friends and neighbors to join your team.

This year marks 100 Years that the American Heart Association has worked to save lives from heart disease and stroke. Mark your calendars for September 21 and come out to support a great cause!

DON'T MISS THESE UPCOMING EVENTS

March 10th—17th: Stop by the Welcome Center to pick up a goody bag filled with St. Patrick's Day fun.

March 30th: Take a photo with the Easter Bunny at the Welcome Center.

CALL THE COMMUNITY HOTLINE



To report any issues around the community, such as graffiti, water leakage in the public landscaping irrigation, broken streetlights and more, please call the River Islands hotline at (209) 888-4586.