February 3rd, 2026

Hello River View Vista Owners,

As we move into the new year, we are pleased to share a January update on the RVVE Deck Replacement Project. Work continues to progress steadily as the project transitions from the canyon-side buildings to the final three buildings located on the golf course side of the neighborhood. With improved access and efficiencies anticipated, we remain on track for project completion by the end of March 2026.

Project Progress & Schedule
A detailed building schedule reflecting current start and completion dates is included at the end of this communication for your reference.

Deck and Railing Care Guides
With many owners now enjoying their new decks, Deck and Railing Care Guides have been finalized. These guides provide important information on proper care, cleaning, and maintenance to help preserve the appearance and longevity of your new decks and railing systems.

These guides have been uploaded to the Owners Website (www.eaglecrestowners.com) and AppFolio for convenient access through the owner portal. Link provided below:

https://eaglecrestowners.com/hoas/rvve/
Under the Deck Replacement Project Details

For fractional ownership units, Eagle Crest Maintenance will utilize these guides and oversee deck care on behalf of fractional owners.

Hot Tub Manuals & Owner Reference
For owners receiving new hot tubs as part of this project, we have provided a manufacturer link that includes important information regarding operation, maintenance, water care, and troubleshooting.

The link is provided below for your convenience and will also be uploaded to the Owners Website and AppFolio Owner's Portal for easy future reference.

Hot Tub Manual Link:
Sundance 680 Series Hot Tub Manual

Upcoming Communication Regarding Payment Options
Once construction is complete, the billing process for each owner's portion of the project costs will begin. We understand that financial planning is important, and we are finalizing the details needed to provide very clear instructions and options to owners. A separate, detailed communication outlining payment options, timelines, and enrollment instructions will be sent to owners in the coming weeks.

At this time, owners can expect the following general options:

- **Pay-in-Full Option (Post-Construction, Interest-Free**): Owners may pay their full assessment amount up front, avoiding post-construction interest charges.
- **Quarterly Billing Option**: Payments may be spread out on a quarterly schedule for greater flexibility.
- **Annual Pre-Payment Option**: Owners who begin with quarterly payments will also have the option to pay off their remaining balance in full at the start of a new billing year to reduce or eliminate interest accrual.

The deck replacement project costs continue to track on budget and are in line with what was originally shared with owners in December of 2024. As shown below, the board decided that six (6) Unit Classes would reasonably capture the cost differences.

Unit Class	Description	Pending Unit Assignment
1	Golf Unit, Size A (large deck) (6)	16, 20, 22, 26, 28, 32
2	Golf Unit, Size B (small deck) (3)	18, 24, 30
3	Canyon Unit, Size A (large deck), Height 1 (<6') (17)	1, 3, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 19, 51, 55, 57, 61
4	Canyon Unit, Size A (large deck), Height 2 (>6') (10)	21, 25, 27, 31, 33, 37, 39, 43, 45, 49
5	Canyon Unit, Size B (small deck), Height 1 (<6') (6)	2, 4, 5, 17, 53, 59
6	Canyon Unit, Size B (small deck), Height 2 (>6') (5)	23, 29, 35, 41, 47

The preliminary cost per Unit by Deck Class excluding cost to replace skirting is shown in the table below. Skirting costs (if applicable) will be tallied at the completion of the project.

Unit Class 1	Unit Class 2	Unit Class 3	Unit Class 4	Unit Class 5	Unit Class 6
Golf Unit, Size A (large deck)	Golf Unit, Size B (small deck)	Canyon Unit, Size A (large deck), Height 1 (<6')	Canyon Unit, Size A (large deck), Height 2 (>6')	Canyon Unit, Size B (small deck), Height 1 (<6')	Canyon Unit, Size B (small deck), Height 2 (>6')
$ 34,448	$ 20,765	$ 39,728	$ 42,400	$ 22,646	$ 23,962

We greatly appreciate your continued patience and cooperation as the project team works through these final phases of this significant community improvement. If you have questions regarding the project schedule or unit access, please contact Eagle Crest Management at ownerservices@eagle-crest.com

Warm regards,

Eagle Crest Management

Schedule as of February 3rd, 2026

RVVE Deck Replacement	Tentative Start Date	Tentative End / Completion Date
RV 49 - 1904 Red Tail Hawk Dr	11/17/2025	12/16/2025 (original) 1/9/25 (Updated) Inspection Passed 1/16/25
RV 47 - WORLDMARK		
RV 45 - 1916 Red Tail Hawk Dr		
RV 55 - 1844 Red Tail Hawk Dr	12/8/2025 (Original) 12/1/2025 (Moved up)	1/6/2026 (Original) 1/16/25 (Updated) Inspection Passed 1/16/25
RV 53 - 1850 Red Tail Hawk Dr		
RV 51 - 1856 Red Tail Hawk Dr		
RV 61 - 1824 Red Tail Hawk Dr	12/29/2025	1/27/2026 (Original) 2/13/2026 (Updated)
RV 59 - 1830 Red Tail Hawk Dr		
RV 57 - 1836 Red Tail Hawk Dr		
RV 20 - 1981 Red Tail Hawk Dr	1/19/2026	2/17/2026
RV 18 - 1985 Red Tail Hawk Dr		
RV 16 - 1987 Red Tail Hawk Dr		
RV 26 - 1971 Red Tail Hawk Dr	2/9/2026	3/10/2026
RV 24 - 1975 Red Tail Hawk Dr		
RV 22 - 1977 Red Tail Hawk Dr		
RV 32 - 1963 Red Tail Hawk Dr	3/2/2026	3/31/2026
RV 30 - 1965 Red Tail Hawk Dr		
RV 28 - 1967 Red Tail Hawk Dr		
Shows unit groups by building		