

President's Corner

Greetings Lee's Ridge Residents,

I would like to thank the 15 to 20 homeowners who attended the community association meeting held on February 22, 2009, although a quorum was not reached. A summary of the meeting can be found on the community website. And welcome to all new homeowners.

Greg Ellison

Points of Contact

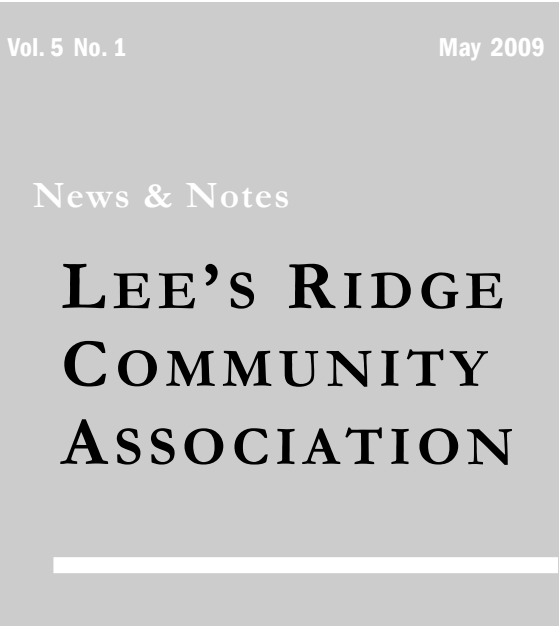
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News & Notes

Welcome to the Lee's Ridge News & Notes. This monthly newsletter is quarterly published by and for the Lee's Ridge Homeowners Association. Please send any News & Notes material or feedback to greg_ellison@bellsouth.net. Deadline is the 30th of September 2009. Articles should be print ready and may be subject to editing.



*A Covenant Community Taking
Pride In Itself*



Published by and for the Lee's Ridge Homeowners Association

Violation of Covenants

As a resident of Lee's Ridge Subdivision, you are responsible for adhering to all rules and regulations contained within the Declaration of Protective Covenants for Lee's Ridge Subdivision. Any violation will result in first, a letter for correction with a ten-day notice to correct. The second offense could result in a lien being placed on your property. The homeowner's of Lee's Ridge Subdivision take pride in their subdivision and surroundings and hope that you as a resident would do the same.

COMMON VIOLATIONS

- **Maintenance of lawns and upkeep of property**— Lawns are to be mowed every 2 weeks or as needed. Maintenance of lawn includes mowing, edging, blowing/raking and pick-up of leaves and clean-up of litter (ex: newspapers) in and around property.
- **Vehicles and trailers parked on street and on lawns** — NO vehicles are to be parked on the lawn— all vehicles are to be parked in the driveway or inside your garage.
- **Exterior Housing and Property use**— no change may be made to the exterior of any home without the prior approval of the Architectural Review Committee. This includes but is not limited to additions to the home, changes of trim, and painting of the home. The acceptable colors of homes are limited to be pastel earth tones such as beige, light grey, brown, etc. *A modification approval form must be submitted prior to any exterior construction or change to the color of a home.*
- **Clayton County Leash Law** — All dogs must be on a leash at all times unless they are fenced secured, within the homeowner's backyard. Clayton County Animal Control will be notified of any dogs that are roaming thru the subdivision and not on a leash.
- **Playing of Basketball on Paved Streets of Subdivision**— No basketball goal, including portable goals shall be placed in the public street or right-of-way, nor will a goal, including a portable goal, be placed so that the public street or sidewalk is the court or playing surface for the basketball goal. Playing of basketball is only permitted within the boundaries of a homeowner's driveway or at the pool area goal.

LEE'S RIDGE WEBSITE

In an effort to save time and money, please visit our website at www.leesridge.org. On it you can find copies of the covenants and restrictions, community information, Architectural Review Committee Modification form, Covenant Committee Violation Forms, by-laws, local links, information on homestead exemption and schools in the community and much more.

LRCA Volunteer Drive

There are many committees and things to be done in the community. Please volunteer to become an active participant and make this subdivision something everyone can take pride in. IT'S YOUR CHOICE.

If you are interested in volunteering to chair any of the vacant committees or become a member of a committee, please feel free to **contact one of the current board members.**

It takes more than one person to accomplish the extraordinary. Build a neighborhood that you can be proud of



ATTENTION PARENTS

Please be mindful of your children's presence during outside activity. There have been a few occurrences of vandalism at the community pool area. If a neighborhood teen is caught doing any destruction of community property, the repairs will be billed to the parent. **No one should be inside the fenced pool deck area when it is closed!!!**

There have several complaints concerning the children playing in the street near the Washington Dr. entrance. We do not want a child to accidentally get hit by a vehicle. There is an open play area for them at the pool on University Dr.

CLAYTON COUNTY TRASH REMOVAL SERVICES

The following is a list of companies which service our area:

- 1. CLM Sanitation.....(770) 474-9273
- 2. Waste Management.....(866) 458-0507
- 3. Marathon.....(770) 775-4011
- 4. ADM Sanitation.....(770) 914-7695
- 5. T & R Sanitation South.....(770) 473-0821
- 6. Cardinal.....(770) 897-9650
- 7. All South Robertson.....(678) 432-1670

CLAYTON COUNTY LANDFILL

11678 Hastings Bridge Road, Lovejoy, GA
(770) 473-5495

Monday– Friday: 7:00am–5:00pm
Saturday: 7:30 am–4:00 pm

\$15.00 flat rate per load

The removal of large items such as appliances, mattresses, etc. should either be arranged with your trash company or they should be taken to the county landfill. **These items should not be left on the curb or thrown on another neighbor's property.**

COMMUNITY POOL INFO

Opening scheduled for Saturday May 16, 2009

Improvements scheduled for 2008 include:

- 1. Purchase of a pool cover
- 2. Continued replacement of wire fencing with a new metal bar fencing.

New homeowners should contact a board member to receive a pool key.

Dues must be paid up to date!!!

NOTICE TO HOMEOWNERS

WHO ARE LEASING/RENTING

If a Owner leases or rents his/her residence, the Owner must give the Board, in writing the name of the new tenant. The tenant shall acknowledge receipt of a copy of the Declaration, By-Laws, use restrictions, and rules and regulations of the Association. The tenant is obligated to comply with all of the above listed HOA rules. (Article VI, Section 5 of the Declaration)

Welcome New Neighbors

Karen Clark
524 Washington Dr.

ANNUAL MEETING TOPICS

The following two items were discussed:

- 1. The President presented an illustration of proposed improvements to the white fencing along Tara Rd . This would include the addition of white concrete caps on top of current brick walls and additional brick columns along Tara Rd.
- 2. There was a discussion about children throwing debris into homeowners' yards while waiting for the school bus. It was suggested that the bus stop be moved. Further communication with the school system about this resulted in a negative response to moving the location of the stop.