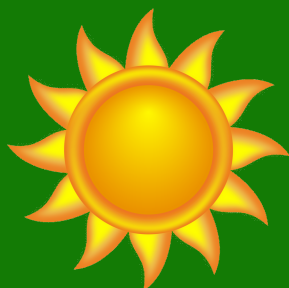


# Highland Oaks Newsletter



## From the Board

### POA Q&A

**W**e have prepared answers to the questions and comments from our meeting on May 1 and from several emails about the proposed changes. This response will be distributed to all households and hopefully will clarify the changes we are proposing for the betterment of the community. They will also be available through the AMAG portal and our community website: [myhighlandoaks.com](http://myhighlandoaks.com). After reading through these questions and answers if you have further questions or comments, please send them to AMAG.

Please remember, the *only* changes being considered are specified in the Proposed Amendments document, so that should be your source for evaluating, and determining your vote on the change. Any general internet discussions about the GA POA statute may not be pertinent.

The proposed amendments to our Covenants are primarily focused on restricting leasing in the community, but also include some other changes related to the GA Property Owners Association Law (POA).

We plan on conducting the voting over the next several months up

until December 1<sup>st</sup>. We will re-send both the proposed changes and a ballot over the next several weeks. We need a valid, signed document from every household with either a yes or no vote.

Your vote may be mailed, emailed, or faxed to AMAG and **MUST** include the signature of the homeowner. If you need a printed copy delivered to your mailbox, please contact AMAG and one will be delivered by a board member.

AMAG

Phone: 678-407-1115

Fax: 678-407-1125

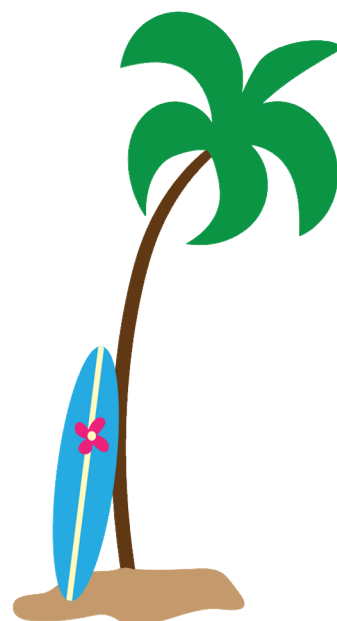
Email: [admin@associationmgt.com](mailto:admin@associationmgt.com)

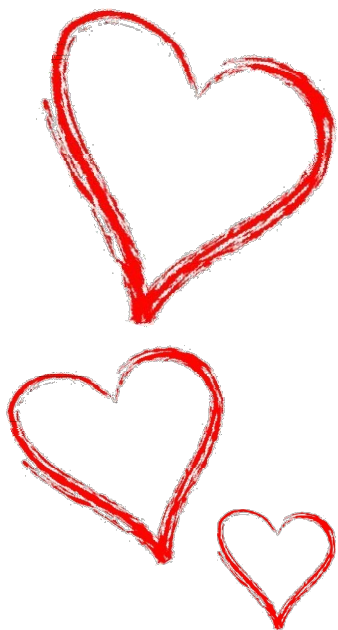
We completed one Capital Project, which was expanding our security cameras at the common area. There are also two upcoming capital projects:

1. Replacement of the entry-way sign at the Branch Tree Way entrance (approx \$4000)
2. Sealing the parking lot, which is the final stage of the parking lot repaving project started last year. (approx \$6,000)

### Summer Financial Update

**A**t the end of June Income is about + \$10,000 ahead of budget. This is primarily due to a payment to the HOA of a long overdue amount. Expenses are running right at 50% of the total yearly budget so are in line with expectations. This includes some added spending in maintenance categories like pool, tennis, and building repairs.





## Our Community Has Heart

**A**rea schools have started or will soon. With this kickoff of the school season comes the need to help families provide appropriate supplies for their children. If you are interested in providing backpacks, paper, pencils, and more, reach out to these organizations or your local school administration: 1) LiftUp Atlanta, 2) Lawrenceville Co-Op and 3) Hosea Helps.

Neighbor to Neighbor is a program providing 2 key benefits:

1. If you have violations or need support with home or lawn maintenance items, email [highlandoaksn2n@gmail.com](mailto:highlandoaksn2n@gmail.com) with the details. We will coordinate volunteers to handle them on your behalf.
2. If you want to volunteer in the neighborhood, please use the same email to let us know you are willing to help. As requests become available, we will reach out to coordinate.

The ultimate goal is to keep our neighborhood looking great while supporting those in need. Thank you in advance for your support.

### Items Available for Support

- Mailbox Painting (Paint Supplied)
- Mailbox Number Replacement
- Flower Bed Weeding
- Hedge Trimming
- Lawn Mowing/Edging
- Leave/Limb Bagging/Removal (Bags Supplied)
- Mulch/Pine Straw Spreading

*"There is no exercise better for the heart than reaching down and lifting people up." – John Holmes.*



## New Neighbors

**W**elcome new residents! We are so glad you have become a part of the Highland Oaks community. If you have questions, please reach out to Rene Hordines at [HighlandOaksHOAPresident@gmail.com](mailto:HighlandOaksHOAPresident@gmail.com).

Our website is also a great source of information: [www.myhighlandoaks.com](http://www.myhighlandoaks.com).

New Neighbors include:

- 1797 Richmond Hill Drive
- 1612 Branch Creek Cove
- 1887 Richmond Hill Drive
- 1827 Richmond Hill Drive
- 1550 Highland Oaks Way

## Adopt A Road

**M**eet at the pavilion at 8AM and pick up trash between Buford Drive and Azalea through the Gwinnett Clean & Beautiful's Adopt-a-Road Program. Meet old and new neighbors, have a nice workout, keep Ridge Road looking nice AND proudly say you did something for your neighborhood!

If you are in high school, you can earn community service hours. Be sure to bring your school's form. Note that due to the program guidelines, children under 12 are not permitted to participate

for safety reasons.

Let me know if you can make it so we have enough supplies. Sign up by e-mail at [guido.walther@alvetern.com](mailto:guido.walther@alvetern.com). Bags and vests are supplied. Wear sturdy shoes and bring a pair of gloves. Free donuts for all who participate!

If weather is not permitting, we will move the date by one week. Please check the e-mail from AMAG and the posting on the Facebook page. We look forward seeing you again and would love to see new faces.

### 2021 Dates

August 14th  
November 13th



## Pool Updates

Everyone has been enjoying the summer and our neighborhood pool facilities. We do not have a closing date for the pool, as of yet, but lifeguard coverage will end after Labor Day weekend. If the weather warrants the pool to remain open, it will be as "Swim at your Own Risk" scenario.

### Mushroom Fountain

At this time, the mushroom pump is not working and a new one has been ordered. We believe the current

pump is original to the pool so it was due to be replaced. Based on feedback, we will also be change the timer from a 15 minute maximum to 30 minute maximum.

### Feedback

If you would like to share your thoughts on how the pool company performed this season or how we can improve the pool experience overall, please email Rene Hordines at [HighlandOaksHOAPresident@gmail.com](mailto:HighlandOaksHOAPresident@gmail.com).

## Tennis

Coming soon – PICKLE BALL!!! This craze is coming to our courts! Special Pickle Ball lines will be painted on the courts in the next month or so.



## COPS

We are required to have a yearly meeting with our COPS liaison to keep our COPS Status. The annual COPS meeting with Officer Joseph is **Tuesday, September 7th at 7:00pm** at the pavilion.

Another required meeting is the Fall Festival on October 2nd. This is always a fun event at Cool Ray Field. I will send more information as I get the details. I look forward to seeing everyone on September 7th. If you have any questions, please email me at [christineweaver@bellsouth.net](mailto:christineweaver@bellsouth.net).

## Mailboxes

Be sure to check out the condition of your mailboxes! If your mailbox needs painting, Southern Painting is available to assist. They will repaint your mailbox with flat spray paint for a minimum fee or they will use an industrial enamel-based paint that should last for 4 to 5 years for a slighter higher rate. Please contact them at 770-523-4470 or visit [www.southernpaintingllc.com](http://www.southernpaintingllc.com).

If you choose to refresh your paint yourself, remember to use flat black spray paint.

If you need new mailbox parts visit <https://mymailboxorder.com/hghldoaks/>

For new brass numbers visit <https://addressesofdistinction.com/.../two-inch.../>

## Committee Chairs & Board Liaisons

### Adopt a Road

Guido Walther & Rene Hordines

### ARC

Nicole Bruck

### COPS

Chris Weaver & Rene Hordines

### Landscape

Tony Mirabile & Rene Hordines

### Neighbor to Neighbor

Amy Rehn & Rene Hordines

### Newsletter

Amy Rehn & Andrea Van Meter

### Pool/Facilities

Rene Hordines

### Social

Pam Partridge, Andrea Van Meter &

Jennifer Figueroa-Colon

### Tennis

Alan Eisner & Rene Hordines

### Website

Rene Hordines

### Welcome Committee

Rene Hordines

