

Slater Mill Homeowners Association

Summer 2012

P.O. Box 6785, Douglasville, GA, 30154

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<http://www.slatermillhoa.com>



July 2012 Yard of the Month Winner!!!! Congratulations to the Foster Family at 5538 Mossy View Drive, for having such a beautiful yard.

From the President's Desk.

Dear Neighbors, it is hard to believe that summer is almost over and school will be back in session. The Board hopes that everyone had the opportunity to enjoy the pool this year and want to remind you that the last day to use the pool is **Saturday, September 8th**. Although the great majority of homeowners keep their lawns and properties in good condition, there have been too many instances of homeowners failing to cut their grass, weed their flower beds, or perform other necessary maintenance actions. So I am asking all too please maintain your yards, read and follow the community covenant, respect your neighbors, respect community property and assist when you can. Our new Management Company will be stepping up enforcement of our Architectural and Maintenance Standards to make sure that all homeowners maintain their properties as required by our covenants and rules. We are all in a growing, thriving, neighborhood and to continue moving forward we must be a community of concern, participation and action.

The Slater Mill HOA is now online to provide you with a wealth of information, services and opportunities. Please visit the website at <http://www.slatermillhoa.com>.

Enjoy the rest of your summer. I look forward to seeing you all at the next **HOA Meeting on Saturday, August 18th at 10:00 A.M.** in the Community pool house. Topics for HOA Meeting: -Yard Standards and Fines; -Crown Property Update; -Budget Update; -Basketball Goals in driveways; -Window Blinds in Homes; -Parking on the street/Vehicles; -Mailboxes/Trash Cans
ALL RESIDENTS ARE INVITED. Please bring a chair.

Sincerely,

Andrew Lark, HOA President

Dear Neighbors:

MARK YOUR CALENDARS!!

→ **Back to School!** Douglas County Schools begin the 2012-2013 school year on **Monday, August 6, 2012**. Please use caution when driving through our neighborhood. Allow for extra time to get to work and please, please, **DO NOT PASS A STOPPED SCHOOL BUS** per state law.



HOA Meeting on Saturday, August 18th at 10:00 A.M. in the community poolhouse. All residents are invited, please bring a chair!!

The Slater Mill HOA is dedicated to improving the quality of living and appearance of our community. We have implemented the **Yard of the Month** award to recognize Slater Mill neighbors who demonstrate above-average efforts in maintaining their property, thereby contributing to the overall appearance of the community at large. On a monthly basis, beginning months **April to October**; the HOA will choose a lawn that best typifies the qualities of: uniqueness, beauty, curb appeal, as well as consistency with Slater Mill's covenant guidelines. Please join us in offering congratulations to our Yard of the Month winners for June and July: **Lisa Head 5500 Mossy View** and the **Foster family at 5538 Mossy View**. The HOA encourages all neighbors to join the efforts of these homeowner's in keeping their yards and homes beautiful. Thank you.

COVENANT REMINDERS

The HOA has Architectural control of the neighborhood. Before making any exterior changes to your home, yard, fence or driveway, a **Request to Modify Form** must be reviewed and approved by the HOA board PRIOR to the start of the project or change. Please refer to your HOA covenants for specifics. Remember, **forgiveness vs. permission** is not the best way to go. The HOA has the legal authority to make you return your property to its original state at your cost if you have not requested permission and been granted approval prior to commencing work. Association rules are not arbitrary or frivolous. They have been carefully developed to keep property values up.

NEIGHBORHOOD NEWS

"The fence that makes good neighbors needs a gate to make good friends."

OUR NEW NEIGHBOR(S):

There are some new faces in the community. A big Slater Mill welcome goes out to our newest neighbors! Make sure you tell them hello and get to know:

- Diane Gordon, 5504 Mossy View Drive
- Thomas Beacham, 5513 Mossy View Drive
- Jaqueline Cleveland 8712 Danley Drive
- Merritt & Judy Hope, 8719 Hamil Court
- Thomas Hughes, 8721 Hamil Court
- Shantelle & Tyrone Jackson, 8713 Puett Drive
- Paul Osei, 8715 Puett Drive
- Tia Mency, 8717 Puett Drive

BOARD OF DIRECTORS

President.....Andrew Lark
Vice-President..... Ivan Longshore
Treasurer.....Gywanna Walker
Secretary.....Louise Jalloh

Slater Mill Community Association, Inc
June Monthly Budget
Current balance: (\$19,903.94 as of 7/3/2012)

June Income

06310	Assessment Income	595.00
06311	Initiation Fee Income	495.00
06340	Late Fee Income	60.00
Total Income		<u>1,150.00</u>

Expense

07010	Management Fees	310.00
07260	Postage & Mail	60.75
07320	Office Supplies	40.16
07400	Printing & Reproduction	47.80
07411	Signs	187.25
07432	Association Events (Pool Opening)	31.99
07441	Tax Preparation Fees	600.00
08210	Pool Operation & Mgmt.	1,190.00
08220	Pool Repairs	0.00
08250	Pool Telephone	154.82
08281	Pool Gate Rekey and Keys	15.94
08311	Clubhouse Cleaning	180.00
08930	Water & Sewer	1,365.67
08931	Electric - Common Area	770.89
09110	General Maintenance & Repair	128.74
09190	Electrical Repairs - Common	310.00
09610	Lawn Maint. & Landscaping	590.00
09611	Pinestraw / Mulch	252.00
09616	Gate Controls	288.90
Total Expense		<u>6,524.91</u>
Net Income		<u><u>-5,374.91</u></u>