



BURNING ISSUES

www.allinonemgmt.com/communities.html

October 2009

The Newsletter Returns!

The newsletter is back by popular demand! Please continue to check the website for additional information.
www.burnthickorylakes.com

Letter from BHL President

The 2009 BHL Board members are winding down their second full year together and although the neighborhood has recently experienced severe weather damage, I believe it has been a successful year.

As a Board, our first goal has been to insure that all BHL common areas and facilities are improved and maintained to the highest level, as are the homes in the neighborhood, to protect the status of our neighborhood and our homes values.

Our current and planned "main" projects include:

Dredging the silt pond

Fixing the common areas including walking paths damaged by the recent severe weather.

Draining the main pool and putting in new federally mandated drains.

Purchasing a new pool cover and repairing the grommets used to attach it.

Repairing or replacing the rusting lifeguard towers.

Retiling the pool kitchen area and updating the pool bathrooms.

Our second goal has been to get all BHL residents active within the BHL community, as we believe we have great neighbors and this enhances the livability of the community.

We had another very successful Casino Night/Pool opening back in May.

The social committee sponsors a monthly Men's Poker Night (great fun), and there are several women's groups including a book club and bunko group.

We allow the use of the Clubhouse without charge for any BHL associated groups as long as the event is open to all BHL residents. If you have a private function you may rent the Clubhouse for a very economical fee.

I know it is easy to get focused on your day to day personal routine, but I really think if you make the effort to attend any of the BHL events you will be welcomed and meet some great neighbors, and make new friends. In this crazy world has it ever been more important to know those who live near you?

Please be sure to look over the entire newsletter as there are many important announcements and opportunities to get involved.

Thank You,
Don Bisges

Special Assessment for Weather Destruction

On September 21, 2009 Cobb County experienced one of the worst rainstorms in weather history. The "300 Year Flood" as many called it, caused severe damage to many homes and common areas in Burnt Hickory Lakes. Unfortunately, many of us experienced personal losses through excessive water damage, as I can personally attest.

Most insurance does not cover flood damage in our homes and likewise does not cover damages to the BHL common areas. Most have seen the destruction which occurred to the walking paths and the additional silt dumped into the retention pond above the main lake. Our lakes and walking paths have always provided tremendous aesthetic value to Burnt Hickory Lakes. The damage was severe, and as a Board, we understand that we are responsible to insure that these areas be restored.

With that stated, the board has voted unanimously to bring forth a one time \$100 assessment per BHL residence to restore our common areas. Due to difficult economic times, we were all hesitant to exercise this option, yet we all believe that the assessment was necessary and appropriate. The money collected will insure that we can also continue to fund other unexpected required projects including bringing the large pool drains into compliance with federal law due to the Virginia Graeme Baker Act.

We appreciate your support of our efforts and we promise to get the damages repaired appropriately at the earliest possible time while we insure that all monies collected are used as economically as possible.

Don Bisges

Pool News

We had a very successful pool season with a few incidents early on, but as the season progressed we had very few significant issues. Early on, we installed cameras around the Clubhouse, and we plan on installing more in the tennis parking lot area as well as the basketball/volleyball courts.



We believe having a sign-in sheet helped and we are considering other options for next year such as colored silicone bracelets for owners and guests, key-card access etc.. Also, a special thanks goes out to Janet Lynch for all her contributions this summer.

As the pool season comes to an end, we are doing some important work in the pool area. We are in the process of bringing the large pool into compliance for the "Virginia Graeme Baker Pool and Spa Safety Act". The baby pool was brought into compliance before we opened in the pool in the spring. There are several difficulties with the larger pool - so we have contracted with the Engineer who

did the original design work to do a study and give us a recommended course of action.

This work cannot be completed until we have an extended period of dry weather. The pool cover also needs to be replaced. The board has approved the replacement cover expense, however the pool will not be covered until the work for VGB compliance is complete.

Trash Pick Up

One of most frequent complaints that we get on the Board is regarding the trash services in BHL. On any given day, we have trash cans out on the driveways and garbage pick-up trucks driving through the neighborhood. We are considering limiting the number of days and companies that can pick-up trash in the neighborhood.



One alternative is to get a proposal from few vendors, hopefully getting a better deal than each of us individually could get. We recognize not everybody would sign-up, but if we had enough interest we think it could offer some cost savings to all of us and more importantly make the neighborhood more attractive.

Another alternative would be to allow any company into the neighborhood, but only on two specific days of the week. We plan on discussing this at the Homeowners Association meeting in December and then putting the options up for a neighborhood vote.

Annual Homeowners Meeting

Please mark your calendars and plan to attend this year's meeting at 7:00 pm on December 9, 2009 at the Clubhouse. We will review activities of the year, update finances, budget for 2010, as well as hold elections for the Board of 2010. Refreshments will be served.

Board of Directors Elections

Are you interested in becoming involved with Burnt Hickory Lakes Homeowners Association business? It is a great way to provide community service right here in your own neighborhood.

All residents in good standing are eligible for the election at the Annual Homeowners meeting. If you would like to be on the ballot, please submit your name on the website www.burnthickoylakes.com.

The BHL Book Club

BHL Book Club meets every third Tuesday of the month, 7pm at the Clubhouse. We are a very informal group, and would like anyone interested to come join us.

Everyone is welcome to bring their favorite book selections! Please e-mail Debbie Ebers at Ebersd@bellsouth.net for any other questions or info.

Wanted

We are in need of subs for our Bunko group that meets every second Tuesday of the month, 7pm at the Clubhouse.

Please call Debbie Ebers 770-419-8313 or Katie Gilreath 770499-7097 for more info.

Men's Poker Night

Men's Poker Night every 2nd Thursday of the month at Clubhouse at 7:30pm. Professional Card Dealer Wade Moricle gives lessons from 7:30 to 8pm, Game starts at 8pm.



Football on the Big Screen!! Drinks provided- please bring an appetizer. (Rumor has it that the guys have MUCH better food than the ladies' Bunko nights!)

Men of Mars Hill

Men of BHL please come and check out the Men of Mars Hill (MMH) that meets Saturday morning's at the Clubhouse at 7:30 am. We start out with exciting conversation (mostly sports) while drinking coffee and eating bagels, we then share prayers and praises.

After that, we watch a 20-25 minute video lesson containing relevant bible and life messages. Finally, we discuss 3-4 questions relating to the video we saw, and close in prayer. We are usually done by 9:00, and often get home before any of the other family members arise. Note there is not a meeting **10/17**.

We are also preparing for a community Thanksgiving outreach where we will provide meals for 100 local families in need. \$35 feeds a family of four a full meal (a frozen turkey, gravy, rolls, yams, potatoes, stuffing, green bean casserole, pumpkin pie, whipped cream, and cranberry sauce.) In addition to sponsoring families (checks made out to BHL Bible Group), there are also opportunities to pack and/or deliver meals. If you are interested in helping in any way or for more information please contact the John or Margie Zupancic, Chris Elmore, or Tim Clement.

John's email is johnzupancic.atl@gmail.com. Also, if you know of families who could benefit from a Thanksgiving meal, please let them know by November 9th. An attempt will be made to honor all meal requests with the total amount of donations dictating the number of meals that can be provided. Thanks & God Bless!

Chris Elmore & John Zupancic

2010 Directory Update

Are you new to the neighborhood? Do you need to change your listing? Do you want to be listed in our Special Services section?

Please complete the bottom portion and put it in my mailbox by November 30. If you haven't done so already, please give me your e-mail address. We will not publish it. We will only use it for communication purposes within our subdivision. You can also email me this information at nnancynemo@aol.com

Thank you!

Nancy O'Reilly / 1303 Hidden Brook Lane

New or Change Listing

Homeowners _____

Phone Number _____

Address _____

Children at home and birthdates _____

Special Services (ex. baby sitting, pet sitting, tutoring, etc. If more than one, please list on back)

Name _____

Phone Number _____

One E-mail address for household _____