



VILLAGE NEWS



Volume 17, Issue 2

September 30, 2018

• % of Rental Units

—currently under maximum rental limit of 25%. But those with rental units need to **notify Board before signing a new lease.**

Consider selling.

• Clubhouse Rental:

Rental fee is **\$200** (includes cleanup). \$50 reserves the date and \$150 balance is due 7 days prior to rental date.

For those residents renting property in The Village: \$400 rental fee (includes cleanup after party).

Call Karen at 770-226-9111 to reserve clubhouse date.

• DUES / LATE FEES.

HOA payment is due 1st of each month. **If received after the 15th** (regardless of check date), a **10% late fee (\$6)** is added. Drop payment in brick mailbox by sidewalk to clubhouse (off Fox Lane). At **90 days past due**, accounts may be sent to HOA attorney for collections and/or lien. (\$120 collection fee charged to homeowner, not HOA, when sent to Collections).

WEBSITE recently updated:

www.thevillageatpowersferry.com
(Review Declarations, Rules & Regulations, Events, and Post Messages)

IF STREET LIGHT OUT

Call Marietta Power
770-794-5160

COBB COUNTY CODE ENFORCEMENT

770-528-2180

POLICE PRECINCT 4

770-499-4400

ANIMAL CONTROL

770-590-5602

Hurrah—fall and cooler weather on the way!

Welcome!

Welcome to new homeowners in The Village:

923 Bobcat—Jeremy & Deborah

929 Bobcat—Chris and Johnny

965 Bobcat—Marcos & family

2938 Chipmunk—Jennifer

2944 Chipmunk—Jacquelyn

POOL

Hope everyone enjoyed the pool this summer. September 30 is the last day of 2018 pool season. Pool will reopen May 1, 2019. Thanks to all for help with putting trash in bins, straightening furniture, turning bathroom lights off, closing bathroom doors, etc., to keep pool area looking good.

PARKING

Thanks to all for parking in garages and on driveways before parking on streets—makes it much safer for all! Reminders: No parking on Black Bear from Village Entrance to Hawk Court (visibility issues with several street intersections and curved road). Move cars from street to driveway as soon as there is space!! If your driveway is full & you have nowhere to park, call/email Board and ask for Parking Permit to park for short time by clubhouse (not permitted overnight or when clubhouse is rented).

U.S. MAIL

Mail continues to be misdelivered. Please put in your neighbor's mailbox if you get wrong mail. If you keep someone else's mail or destroy it, you can be fined or imprisoned per Postal Law 18 US Code 1708.

YARD MAINTENANCE

Mow and rake leaves as needed thru fall. Sweep up all lawn clippings and leaves per Cobb Code: **finable offense to blow them into street.**

Architectural Committee

Thank you to Therese Sanfelippe, Virginia Johnston and Amy Callaway for volunteering to do the monthly neighborhood walks from April thru September. If you would like to join the team for next summer, drop a note in the dropbox at the clubhouse.

RELIABLE SANITATION

Trash picked up **Tues. & Friday mornings. Trash cans are to be put back in your garage or behind your fence by evening.**

Yard waste must be in garbage can, large bag, or tied in 4 ft bundles—not just piled by curb. If you have a large amount of trash, they may charge extra to pick it all up.

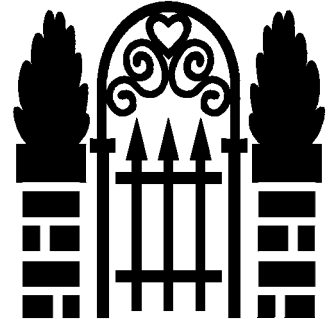
No OIL or PAINT cans (unless absorbed by kitty litter). Needles need to be in separate closed container labeled "Medical Waste".

Free Newspapers

Pick up "free" papers and throw them in your trash if you do not want them. They make a mess on streets when left out in weather to be driven over by multiple cars.

ANNUAL MEETING

HOA Annual Meeting is scheduled for Thursday evening, Nov 29th at 7:30 pm. We need 23 homeowners / proxies to have quorum (20%). Please mark your calendars to attend. Need names for ballot for election of board members, volunteers (maintenance, pool, architectural control, etc).



Email Addresses

Send an email to Karen at kbeverett2@comcast.net to be included in HOA group email (all sent blind copy so your email address remains private).

Emergency Vehicles

If calling 911, let them know where your front door is located (which side of the house), if gate is locked, etc.

Doggie Issues

Pick up all pet waste—

Village HOA Rule as well as Cobb County Code. Disposal bins available behind pool & at corner of Fox and Chipmunk

Keep dogs off front entrance grass and shrubs.

Per request of many homeowners, keep dogs at street curb and do not let them go onto private property (other residents' yards).

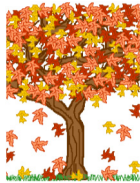
Dogs need to be on leash at all times when outside fenced area (Cobb Code). No PITBULLS or ROTTWEILLERS please (since 2005).

The Village Homeowners Association, Inc.
2973 Black Bear Drive, Marietta, GA 30067
www.thevillageatpowersferry.com

Accounting / Pool Entry Cards /
Articles for Village News
Call Karen at 770-226-9111

2018 Board Members

Sara Jane Lombardi, Pres.
Judi Chambers, VP
Karen Everett, Sec/Treas.
Cristiano Cotrim



Board Meetings:
2nd Thursday of month, bi-monthly at 7 pm
(January, March, May, July, September)

YOUR COMMUNITY REPS

Architecture Control: Board Members & Street Reps
Landscape: Karen Everett
Maintenance: *Volunteers needed*
Pool: Karen Everett; *volunteers needed*
Social Events: *Volunteers needed*
Welcome Committee: *Volunteers needed*
Street Reps:
Black Bear: Volunteer needed
Bobcat Court: Virginia Johnston (951 B)
Chipmunk: Therese Sanfelippo (2970 C)
Hawk Court: Volunteer needed
Grey Squirrel: Rosanne Bianconi (2978 G)
Fox Lane: Sara Jane Lombardi (924 F)

Helpful Info / Vendor List

◆ Arrow Exterminators—770-971-6445 (termite bond).

◆ **Reliable Sanitation pickup: Tuesday & Friday mornings;** put **out by 8:00 a.m. Put trash in bags or cans.** [Return trash cans to garage or behind fence by Tues. / Fri. evening.](#)

◆ Need updated *Village Directory*? Call Karen (770-226-9111).

VENDOR LIST *

- ◆ 5th Generation Contracting, Melissa Bean, 770-509-2525.
- ◆ Advance Overhead Door Co., Fred Beahan, 770-962-5600
- ◆ AI American Services Inc. (Plumbing), Norman Schumaker 770-422-1450
- ◆ ACE Hauling & Junk Removal, Chris Boyd, 404-386-1993
- ◆ All American Repair Appliances, Phil Delaney, 770-421-8622
- ◆ Atlantis Plumbing, 770-421-1515
- ◆ All Force Movers, Bobby G, 678-908-5278, bob_allforce@yahoo.com
- ◆ Atlanta Area Window & Door, Marietta, 770-499-8894
- ◆ Bob's Home & Property Service Bob Schuechner, 770-920-9324
- ◆ Brenda McGuire, Pet Sitting/Walking 770-655-9028
- ◆ Color Creations, Painting & Design, Robert Mirabelli, 404-307-1933

- ◆ David Sizemore Electric 770-928-1482
- ◆ David McEwen, Atlanta's Chimney Caddy—A Classic Sweep, 770-422-2339
- ◆ Denis Kirwan, Registered Contractor, Home Improvements, 404-483-4219, denis.kirwan@yahoo.com
- ◆ Dickerson Htg & Air, 770-445--2700
- ◆ Findley Roofing, 770-516-5806
- ◆ Gardenmason, Shawn Walls, 404-558-1159 (drainage)
- ◆ George Sherrer, electrician, plumbing, etc., 678-234-5041
- ◆ Georgia's #1 Hauling Serv, 678-768-9935
- ◆ Innovative Plumbing, Inc., 770-529-0800; Craig Bramlett @ 770-231-2018
- ◆ Integrity Restoration & Remodeling Inc., Shannon Allred, 678-449-5710
- ◆ JimPat Pest Control, 678-445-6866
- ◆ Kaleidoscope Paint & Design, Michael Batrano, 770-919-2900
- ◆ Kevin O'Grady, electrician, 770-356-9462 (cell); 770-926-0725 (home).
- ◆ Marcel LeBrun, remodeling and maintenance, 770-974-9303
- ◆ Newsome Plumbing & Remodeling Ron Newsome, 678-859-2548
- ◆ Overhead Door Co, 404-872-3667
- ◆ Plumb Works, 404-524-1825, or call Clint, at 678-777-7527
- ◆ Ruiz Services, 678-760-9789, rrrroofgeneralremodeling@yahoo.com
- ◆ Sprinkalawn—drainage systems, waterline replacements, 770-591-9100.
- ◆ U.S.A. Appliance & Plumbing, Shaw Scuffle, 404-934-1239.

LANDSCAPERS *

- ◆ Applewood Landscaping, Tom Beshers, 678-265-4820
- ◆ Everardo Reyes, Landscape, Pressure Washing, Retaining Walls, Mulch 678-668-5331
- ◆ Ferrufino Landscape 770-687-1808
- ◆ Ivyscapes, Adam (owner), 678-858-0782
- ◆ Keon, 770-820-2776
- ◆ Kurt Beshers, 404-918-9911
- ◆ Miguel Landscape, 678-760-0476 (cell), 508-6050; ramirezmiguel59@yahoo.com
- ◆ Simply Done Lawn Care Services LLC, Cedric/Travis/Clif 678-886-5962
- ◆ Southern Scapes Landscaping, Bruce Towe, 770-853-0087 pager.

TREE TRIMMING / REMOVAL *

- ◆ Aspen Tree Experts, Matt O'Connor, 404-405-3910
- ◆ Blankenship Tree Services 706-263-7901
- ◆ C&M Tree Service, 770-592-0173; 770-891-4163 (Marshall)
- ◆ David Rodrigues, 404-985-1018
- ◆ Dyer & Dyer Tree / Stump Removal, 770-364-6865
- ◆ Gary Robertson, Yellow Ribbon Tree Experts, yellowribtree@aol.com, 770 512-8733, www.yellowribbontree.com
- ◆ M&G Tree Service, 770-905-2072; mandgtreeservice@gmail.com
- ◆ Southern Outdoors, Billy Baxter, 770-616-3261 (landscaping & tree removal)

* Not necessarily recommended by HOA Board

SELLING YOUR HOME?

Initiation fee is \$720 for buyers
Closing letter fee for sellers is \$100