



# Monthly Newsletter

April 2018

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## President's Letter

Happy Spring! For a lot of the neighborhood, April begins with Spring Break. I hope everyone is enjoying their break and this warmer weather!

I am happy to report that 2 of the 3 Amendments to the Declarations or Covenants passed. Included in this newsletter is a breakdown and summary of the results. The two Amendments that passed will be effective when recorded in the Cobb County Property Records. Information will be provided in the coming weeks regarding the payment of leasing fees and documentary requirements for those who are currently leasing and for those who may desire to obtain a leasing permit.

The LCHOA Board election results were reviewed during the March meeting. Angela Ford was reelected as Lee's Crossing Treasurer and Board members Jason Waters, Erroll Eckford, and David Burke were reelected to the Board. Melissa Drehs was selected to continue as President and Walter Walker was selected as Secretary for the next year.

I have received some calls and emails regarding concerns of crime in our area. I asked Major Kelker for an update and he reported that crime in our area is very low. If you are interested in statistics or have specific questions, there will be a Zone 4 Town Hall meeting on April 26<sup>th</sup> at 6:30pm at Marietta High School in the Seminar Room. We are fortunate to live in a safe area of the Atlanta Metro Area and we thank our police department for their ongoing efforts to be visible and respond quickly to reported incidents. Major Kelker made it clear that homeowners should feel comfortable calling 911 to report even minor incidents, thefts, etc. in the neighborhood. Sometimes they can quickly address an issue that may be minor at the time but can escalate if not reported.

Many address placards have recently gone missing. If you are missing your address placard, please email [leescrossingmariettaga@gmail.com](mailto:leescrossingmariettaga@gmail.com) to request a replacement. If your placard has gone missing, Major Kelker has requested that you call 911 to report it. He has asked that we link all of the reports together. If you plan to call to report yours, please call me and I can provide you with the police report # to link them all together.

The neighborhood yard sale is scheduled for April 28<sup>th</sup> from 8am-1pm.

We would like to acknowledge high school and college graduates individually on signs in the front of the neighborhood again this year. Please see the notice in the newsletter about how to have your graduate's name included. It is important that the names be submitted **TIMELY**, by email, identifying the graduate's name and school.

The neighborhood swim team still has openings in the middle and high school age divisions. Please contact Sarah Martin ([leescrossingswim@gmail.com](mailto:leescrossingswim@gmail.com)) if you have a child in either of these age groups that is interested in joining the team.

Please contact me with any questions or concerns.

Thanks,

**Melissa**



**April 28th from 8am-1pm.**

## WANT TO RENT THE CLUBHOUSE?

If you have any questions or need to book the clubhouse, please call or e-mail John Pratt at 678-640-2201 or [johnwpratt53@yahoo.com](mailto:johnwpratt53@yahoo.com). The cost to rent the clubhouse is **\$75**. In addition, a rental deposit of **\$250** is required. However, if you return the clubhouse after rental in its best condition, the entire deposit will be returned.





### **Upcoming Neighborhood Party Dates**

**April 15** – SpringFest / Low Country Boil

**April 26** – Ladies Night

**May 25** – Last Day of School Pool Opening

**May 27** – Memorial Day Pool Opening Party and BBQ

**June 23** – Adult Pool Party

**July 21** - Adult Pool Party

**August 11**- Mexican Trivia

**September 2** – Pool Closing Party

**October 14** – OctoberFest

**November 15** – Ladies Night

**December 9** – Family Christmas/Beer Exchange/Nativity

**December 20** – Ladies Night/Wrapping Party

## Happening this Month in Lee's Crossing



LOW  
COUNTRY  
BOIL

Lee's Crossing Clubhouse  
Sunday, April 15  
4:00 - 8:00 pm  
Family Friendly!!!  
Food and drink provided by  
the Lee's Crossing  
Social Committee

PLEASE JOIN US FOR LADIES NIGHT  
Wine, lemonade, water, & snacks provided  
**Thursday April 26 @ the Clubhouse**  
**7:00pm to 10:00 pm**  
All neighborhood ladies welcome!  
RSVP to [rrshunter@hotmail.com](mailto:rrshunter@hotmail.com) or  
(770) 425-4186



## Community Notes!



## Calendar of Events – In April on the Marietta Square

For more information on these and other events, please go to the City of Marietta's website:  
[http://www.mariettacalendar.com/?ai1ec=action~month|exact\\_date~1522555200|request\\_format~htm](http://www.mariettacalendar.com/?ai1ec=action~month|exact_date~1522555200|request_format~htm)

**Lee's Crossing Homes Association  
Amendments to the Declarations or Covenants  
Voting Summary**

**Introduction:** A two-thirds (66.67%) affirmative vote of Eligible Owners is required to pass an amendment to the Lee's Crossing Homes Association (LCHA) Declarations or Covenants. Eligible Owners who did not turn in a consent form were counted the same as if they had voted no on each amendment.

**Amendment #1- Vehicles** – *In summary, the amendment will provide greater flexibility for Lee's Crossing residents to keep common and customary size pickup trucks and passenger vans at the community. Commercial vehicles are still prohibited, except when providing service.*

**Passed:** Amendment #1 received a 72% affirmative vote of eligible owners with 28% either not voting or voting no. Among those owners who submitted consent forms, 85% were in favor.

**Amendment #2 – New Buyer Initiation Fee** – *In summary, the amendment would have established an initiation fee to be charged to new home buyers.*

**Did Not Pass:** Amendment #2 received only a 60% affirmative vote of eligible owners with 40% either not voting or voting no. Among those who submitted consent forms, 70% were in favor (the measure failed, however, because not voting was the same as voting no).

**Amendment #3 – Leasing Regulation** – *In summary, the amendment will establish reasonable leasing regulations for the community that:*

- ☐ Require greater accountability of landlord owners for their tenants;*
- ☐ Prohibit certain occupants in the community, such as registered sex offenders and convicted felons; and*
- ☐ Limit leasing to 35 homes, plus additional homes that must be leased to avoid undue hardship. Owners who have been lawfully leasing their lots since October 21, 2017 will be grandfathered and permitted to continue leasing their lots until they sell or convey their lots, as long as they comply with the Declaration and community rules. The intent is to apply the leasing cap to future leasing. Non-grandfathered owners who want to lease must request and obtain a leasing permit, which will last for 2 years, but can be renewed if a leasing permit is available at that time.*

**Passed:** This proposed amendment received a 73% affirmative vote of eligible owners with 27% either not voting or voting no. Among those who submitted consent forms, 86% were in favor.

**Effective Date:** The two Amendments that passed will be effective when recorded in the Cobb County Property Records. We anticipate this will be prior to the end of March. Information will be provided in the coming weeks regarding the payment of leasing fees and documentary requirements for those who are currently leasing and for those who may desire to obtain a leasing permit.



## Neighborhood Notes, Recommendations & Classifieds

### **GRADUATION BANNERS**

As has been tradition, Lee's Crossing will recognize high school and college graduates on banners at the entrance to the neighborhood. To have your high school or college graduate recognized on the banner, send the student name and school to Joe Fenton at [joseph.fenton@comcast.net](mailto:joseph.fenton@comcast.net).

Joe will send a return email acknowledging the receipt of the name. Student names must be submitted on or before Friday, May 4, 2018 at 3:00PM for the student's name to be on the banner. This is a **hard deadline**.



# Congratulations!

**RECOMMENDED**

We would like to recommend Claborn Allen with Northcutt Tree Service. Recently had 5 trees cut in our backyard – some really large pines. Northcutt Tree Service did a great job – reasonable prices, polite, cut everything one day, cleaned everything up the next day, and dependable. Clayborn is a local fellow – graduated from Marietta, where he played football. His number is 770-820-4954 – you may call or text him. Thanks – Bob and Lee Schoonover (770-422-8774)



**Northcutt Tree Service**  
"Roots that run deep in Marietta"

- Tree Removal Expert
- Fallen Tree Removal
- Hazardous Tree
- Tree Trimming
- Storm Damage

**770-820-4954**  
Call or Text

To schedule your  
**FREE estimate today!**  
No Job Too Big or Too Small

**Claborn Northcutt Allen**  
Owner and Tree Removal Specialist

Logan's HomeAdvisor  
Elite Service

NORTH CUTT TREE SERVICE  
QUALITY AND SATISFACTION  
GUARANTEED

**To receive newsletter by e-mail: send request to [leescrossingmariettaga@gmail.com](mailto:leescrossingmariettaga@gmail.com)**

For **ON-LINE EDITION**, go to [www.leescrossingmariettaga.com](http://www.leescrossingmariettaga.com)

**DEADLINE FOR SUBMISSIONS for the May Newsletter is April 28. Any submissions after this date cannot be guaranteed inclusion.**

Newsletter Editor: Gary Baker

e-mail: [gibaker1@comcast.net](mailto:gibaker1@comcast.net)

The LCHA Newsletter and Website are published and maintained for the benefit of Lee's Crossing homeowners. The purpose of the Newsletter and the Website is to promote Lee's Crossing and to provide our homeowners with information regarding Lee's Crossing activities and related issues. The homeowners have entrusted the LCHA Board of Directors with the obligation and right to ensure content conforms to this purpose. As such, articles or advertising endorsing political positions or candidates or other subject matter the Board deems to be divisive, offensive or inappropriate in nature will not be published or posted. All appropriate content is welcomed and encouraged as a means of furthering awareness and communication within our neighborhood.

At this time, the Association does not utilize a Facebook page or other forms of social media. Any such social media communication regarding Lee's Crossing is not endorsed by the Board, may or may not reflect the viewpoints of the Board, and the accuracy and appropriateness of such communications are completely outside of the Board's control.

**Mailbox Repair:** If you need a new post call Bob Schoonover at 770-422-8774. Contact Joe Fenton at 678-581-0033 for mailbox post paint or placards.

**Clubhouse Rental:** Call John Pratt at 678-640-2201 or e-mail [johnwpratt53@yahoo.com](mailto:johnwpratt53@yahoo.com)

**Neighborhood Directories:** Soft copies of the Neighborhood Directory are available in PDF format. Send request to [leescrossingmariettaga@gmail.com](mailto:leescrossingmariettaga@gmail.com).

**Clubhouse WiFi network Name/Password:** lcswimtennis

**Tennis Court Reservations:** [www.holdmycourt.com/reserve2/lctc](http://www.holdmycourt.com/reserve2/lctc)

### **Board Members**

Melissa Drehs, President 216-392-1424  
413 Lee's Trace

Jason Waters, Director 678-290-9116  
600 Trailwood Lane

Joe Fenton, Director 678-581-0033  
1068 Foreststone Way

Walt Walker, Secretary 770-428-4755  
1060 Foreststone Way

Erroll Eckford, Director 404-226-0088  
656 Trailwood Lane

Angela Ford, Treasurer 678-234-7430  
521 Lee's Trace

David Burke, Director 412-512-0750  
1164 Chestnut Hill Circle

Covenant Enforcement  
David Waldrep 770-514-0821  
[dfwaldrep@gmail.com](mailto:dfwaldrep@gmail.com)

**Board Email:** [leescrossingmariettaga@gmail.com](mailto:leescrossingmariettaga@gmail.com)