

Lee's Crossing

Monthly Newsletter

December 2006

From the President...

As 2006 draws to a close, the Board has prepared plans for 2007. As part of our planning we review activities for the prior year and anticipate expenses for the upcoming year to keep this community one of the best in Marietta. Your Board is responsible for developing and maintaining a budget each year for the expenses associated with operating our common property and sponsoring social activities for the entire neighborhood. Our assessment for 2007 will be \$338 (including full use of the swim and tennis facilities) and remains the lowest of comparable communities in our area. You should receive your assessment letter and Board of Director Ballot in mid-December. The following is the LCHA budget detail for 2007:

	<u>Projected Actuals 2006</u>	<u>Proposed Budget 2007</u>	<u>Comments</u>
<u>Revenues</u>			
Annual Assessment per home	<u>\$ 330</u>	<u>\$ 338</u>	
Total Revenues	\$ 138,828	\$ 141,214	
<u>Expenses</u>			
Administration & mailbox posts	\$ 8,266	\$ 7,700	Postage, Mailboxes, Newsletters, Taxes
Architectural Control Services	12,500	15,000	Neighborhood Inspection
Clubhouse Debt Service	13,000	17,707	Clubhouse Expansion Loan P&I
Insurance	5,783	5,800	Officer's Liability, Comm. Package
Landscaping	25,500	24,000	Grounds Maintenance
Legal	10,000	9,000	Attorney Retainer & Fees
Pool Management	19,200	19,000	Contract With American Pool
Repairs and Maintenance	14,804	9,500	Repair, Maintenance Of Existing Property
Social	7,500	8,500	Sponsored Social Events
Swim Team	1,143	1,800	Cyclones Expenses
Utilities	<u>14,500</u>	<u>15,000</u>	Water, Cable, Electric, Gas, Phone
Total Expenses	\$ 132,196	\$ 133,007	
Net from Operations excl. Capital Expenditures	\$ 6,632	\$ 8,207	
<u>Reserves & Capital Expenditures</u>			
Reserves beginning of year	\$ 82,210	\$ 39,680	
Net from operations	6,632	8,207	
various capital expenditures	<u>(49,162)</u>	<u>(9,500)</u>	
Reserves end of year	\$ 39,680	\$ 38,387	
<u>Loan Balances</u>			
Loan balance - January 1	\$ 100,000	\$ 93,000	
scheduled principal payment	0	(10,000)	
early principal payment	<u>(7,000)</u>	<u>(1,000)</u>	
Loan balance - December 31	\$ 93,000	\$ 82,000	

Loan terms: 8% interest fixed for 7 years, interest payable monthly, \$10,000 principal payment due each March, no penalties for early payments.

2006 Assessment Comparison: Carriage Oaks \$475 +special assessment of \$256, Charleton Forge \$475, Hardage Farms \$450, Laurel Springs \$370.

As always, I welcome your input and comments.

I wish the best for you and your family during this holiday season.

Merry Christmas and Happy Holidays,



Around the Neighborhood

NOTICE: Annual Assessments and ballots for the Board will be going out in December. As part of this process you will have the opportunity to provide your e-mail address, which we immediately plan to start using for sending out the newsletter and to announce other events throughout the year. This will save the Association copying expense each month. No email addresses will be shared with anyone either in or outside the neighborhood.



Dollar on Your Door

Lee's Crossing's annual "Dollar on Your Door" project will take place on the weekend of December 16-17. This is a way for our neighborhood to give back to our sanitation workers. In the past several years, we've raised over \$800 each year. Please leave your contribution in an envelope taped to your front door on either December 16 or December 17. Volunteers will collect your gifts between 2 and 4 p.m. If you have any questions, please contact Molly Pfeiffer at (770) 499-8015. Thanks in advance for your consideration!

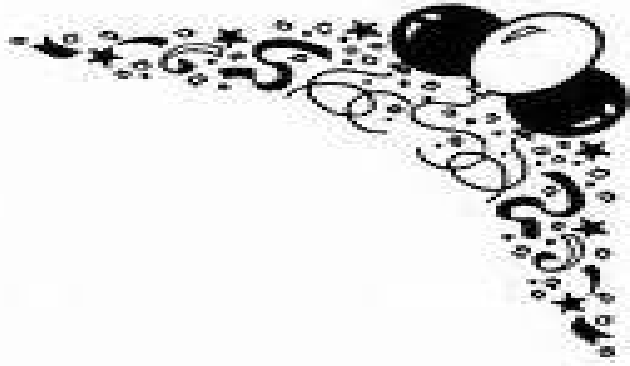
Welcome New Neighbors

Welcome to the following family that has recently moved into our neighborhood!

Nathaniel & Shannon Shockley

564 Basil Court

New Year's EVE



Join your neighbors at the clubhouse for a wonderful celebration. Starting at 8pm, we will fill the evening with casino gaming, prizes, DJ music, dancing, drinks, and hors d'ouvres.

Participation is limited so reserve your space now.

RSVP

By December 10th for \$10/couple

By December 20th for \$25/couple

After the 20th if available for \$35/couple

Out of neighborhood family and friends may accompany you for \$25/person

To respond, please leave a check made out to Lee's crossing NYE party, in the mailbox at 1055 Chestnut Hill Circle.

Please dress appropriately, no jeans or t-shirts.

Neighborhood Notaries:

Greg Amaden	Lee's Trace	770-429-9264
Angela G. Ford	Lee's Trace	678-234-7430
David Hardy	Harrowgrove Court	770-427-6319
Rebecca Jordan	Cedar Branch Court	770-427-1935
Carolyn Richardson	Cedar Branch Court	770-427-9900
Barbara Stubbs	Trailwood Lane	770-425-6991
Angelia Trevathan	Basil Court	770-528-9052

If you are a Notary and are willing to help out your neighbors, please send your name and phone number to leescrossing@comcast.net. We will publish these in upcoming newsletters as a service to the neighborhood.



Football at the Clubhouse

Come join us at the clubhouse to watch football on the new clubhouse
BIG SCREEN HDTV!

Bring a comfy chair and some munchies to share!

December 16th – 1:00 PM
January 1, 2007 – All day, of course!
January 3, 2007 – Evening about 7:00 PM
January 8, 2007 – Evening about 7:00 PM

Classifieds

WANTED - LEGOS !!!!!

If you are in the process of cleaning out a toy box or toy shelves to make room for new Christmas toys, and you find you have LEGOS-any sizes - that will no longer be used or needed, please give me a call.....I have a granddaughter that loves designing buildings, houses, and just rooms and furniture and needs "quantities". I would be happy to buy them from you.....Please - Give me a call at 770-423-1895 Thanks so much, Barb Schlundt

FREE TO A LOVING HOME

4-month old black Terrier mix puppy needs loving owner. First year shots and neuter complete. Great lap dog! Crate & leash trained; nearly housebroken. Sweet disposition and loads of fun. Free dog-sitting included! For more information or to meet this little guy, please call the Jordans (Cedar Branch Court) at 770.427-1935.

FREE COMPUTER DESK WITH HUTCH

60"L x 24"D x 54"W with oak finish. In excellent condition. Call Janet Terrasse at 678-354-4689 or 404-314-9219.

ELDERCARE NEEDED

Need loving person to care for "Mom & Pop" when my husband and I go on vacation or a weekend getaway. Minimal requirements, such as making the bed, preparing dinner, occasional errand, companionship, and so forth. Call Janet Terrasse at 678-354-4689 or 404-314-9219.

CHILDCARE NEEDED

Three or four days a week from 8am until 4:30pm - days would flex from week to week. Two children 3 months and 2 years old. Call Terri at 770-427-1988.

SCRAPBOOKING

Come scrapbook with your neighbors on the second Friday of each month at the clubhouse. Bring your pictures and your supplies; we'll have plenty of tables set up for you to work at. There is no charge and the sole purpose is to meet new people and to have uninterrupted time to work on your albums. Questions? Call Beth Pfeiffer at 770-499-8015. Put the following date on your calendar: December 8th starting at 7:00 p.m. See you then!

BABYSITTING

I am 19 years old and have lots of experience. Brittany Funk 770-421-9620 or 404-725-1758

NOTE: When submitting classified ads, please make sure to submit contact information as well as how long you would like for the classified to run (i.e., one issue, two issues, etc.). Thanks.

If there is a classified still listed that needs to be removed, please let us know!

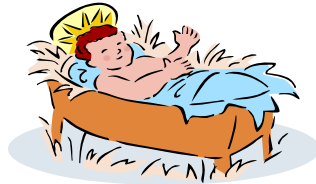
Calendar of Events Around the Neighborhood and Around Town

December 2-3		Marietta Pilgrimage Christmas Home Tour
December 2-24	Various Times	Santa on the Square
December 21-23	5:00 – 9:00	Nativity on the Square

Further information can be obtained from the City of Marietta website.

You can receive weekly updates on happenings in the city by subscribing to the Marietta e-news. Go to <http://www.mariettaga.gov/news/subscribe.aspx> for further information and to sign up!

Around Town



Christmas Music

You are invited to attend the presentation of “*Celebrate the Gift*” at Roswell Street Baptist Church on Sunday, December 17, 2006 at 6:00 PM. The church is located at 774 Roswell Street, Marietta. For more information, please call the church office at 770-424-9800.

Train Strong Boot Camp is a premier training and wellness program that empowers individuals of all athletic abilities to achieve their top fitness goals. Train Strong's workouts and nutrition plan are designed to help you become physically fit, develop increased energy, and gain self-confidence. At every step of the way, qualified instructors work closely with you to encourage your success and push you to new heights.

The program includes 18 co-ed group sessions built around challenging, hour-long workouts that change daily. Workouts are complemented by a nutrition plan designed to fuel the body to its highest potential. The plan recommends five small meals per day, with suggested guidelines for protein, carbohydrate and fat intake. You will also complete personal missions - activities such as running and strength exercises - on your own. Workouts and meals are recorded in a training log that instructors review before every session. Train Strong Boot Camp begins and ends with a fitness test, which allows you to fine-tune your goals and track your progress.

Please visit www.trainstrong.com and register for upcoming! If you have further questions, contact Beth Garrett, a Lee's Crossing neighbor, at bgarrett@lovett.org.

Neighborhood Business Spotlight

This section is dedicated to helping each of us in Lee's Crossing get to know our neighbors a little better. Many of you are independent business people or work for companies that others of us would be interested in supporting – we just need to know about what you do and how to get in touch with you.

If you would like to advertise your business, please send us a **BRIEF** paragraph giving pertinent information about your company along with contact information. Submissions will be printed first come - first serve each month, based on space. Competitors will not be published in the same month. Send your information to leescrossing@comcast.net.

This month's features:

Peachy Clean Window and Gutter Cleaning

404-51CLEAN (404-512-5326)

For Lee's Crossing Residents only

\$85 Gutter Cleaning Special

Do you need something built or remodeled? Please contact **James Hawkins** @ 404-886-4726, your neighborhood builder / remodeling expert. No need to look any further. No job is too big or too small. Call for your free quick estimate. Nobody cares more for our subdivision than the people who live here. Our homes are our castles, and if they are like mine, they need work all the time.

I Recommend.....

This is your opportunity to **recommend a business to your neighbors**. If you know of someone that does a good job, please send us a **SHORT** testimonial that we can share.

Wade and Ann Garnto had a good experience with Nedes Construction while they built an addition on our house at 552 Trailwood Lane. The owner and the foreman both have excellent skills in construction. They listened to each recommendation we made and acted on them. We are very pleased with the results and the cost. They specialize in building, remodeling, and repairing decks and basement remodels, and will do additions sometimes. The owner, Mike Seden, can be reached at 770-337-9052 (cell).

Ron and Debbie Harris at 1131 Chestnut Hill Circle would like to recommend **Frank Lilge of Expert Tile**. Frank has 24 years experience. He does top quality work at a fair price. He can do kitchens, bathrooms, countertops, glass block, granite, marble, and all types of tile work. Frank recently tiled our master bathroom for us, and we're very pleased with his work. He did an excellent job! **Frank can be reached at 678-360-9774.**

For **ON-LINE EDITION**, go to www.leescrossingmarietta.com

DEADLINE FOR SUBMISSIONS for January 2007 Newsletter is December 28.

Newsletter Editor: Angelia Trevathan: e-mail to: angeliatrevathan@yahoo.com Phone: 770-528-9052

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.

Mailbox Repair: If you need a new post call Bob Schoonover at 770-422-8774, new number placard call Tom McBryer at 770-427-8057, or paint call Noel Follrath at 770-426-0623.

Clubhouse Rental: Debbie Kelleher 678-354-7042

Board Members

Erroll Eckford, President 770-421-9738
656 Trailwood Lane

Steve Young, Secretary 770-423-0905
380 Baskin Drive

Rob Ottley, Treasurer 770-424-4188
583 Briarmeade Drive

Noel Follrath, Director – at large 770-423-0623
1214 Meadowmist Way

Kevin Brown, Director – External 770-528-9094
1205 Fielding Court

Jim Martin, Director 770-420-3484
1139 Chestnut Hills Circle

Walt Walker, Director - Swim/Tennis Liaison
770-428-4755
1060 Foreststone Way

Covenant Enforcement
Steve Weibel
Community One Associates
1102 Abbey Court
Alpharetta, GA 30004
678-624-9453
sweibel@e-communityone.com

Board Email: leescrossing@comcast.net