



A Covenant Community

Waverly Park Press

March 1, 2006

www.waverlyparke.com

March Is A Time Of Change

—By Stephen Horne
WPHA President

A change in the weather, a change in the length of the days, leaves bud out and flowers bloom. It is often said that the only constant in our existence is change. Sometimes I like to look at March through the eyes of a National Geographic documentary. Yes, I have watched too much "Animal Planet" during the winter.



As we come forth from our hibernation and begin to walk about the neighborhood, we will notice some

old friends are missing, but we will also notice that there are new neighbors who have joined our herd over the months that we have been dormant. March begins the time of the slow migration in the direction of the common area and our thoughts turn to the summer activities that will fill the months to come. The nature of the beast within us is to resist change and bristle at those newcomers who dare to trespass on our territory. Challenges for dominance can erupt if we do not tame that beast within us. Timidly as we approach each newcomer in

the Waverly Park wilderness we realize that we were newcomers also, only a few short years ago. Then we cautiously extend the hand of friendship to those who were not here last season, while we fondly remember those who are no longer with us.

Seriously, spring is a great time to get outdoors and meet the new people who have joined us. Shake some hands and offer to help any of those in need. That's what makes us neighbors.



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WPHA Annual Members Meeting

—By Stephen Horne
WPHA President

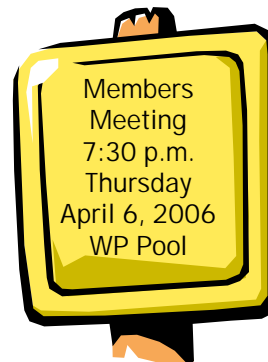
The WPHA Annual Meeting will be the first Thursday in April. I apologize that this will be during the Cherokee County School Spring Holiday but the WPHA by-laws require that we have it on this date. The Board had hoped to change the date but it requires more time and money than we now have.

This meeting is for the pur-

pose of all the homeowners to vote for the Board of Directors for the next year and to make any changes necessary in the by-laws of our neighborhood.

Please mark your calendars to come. The meeting will be at 7:30 PM at the pool. Reminder notices of the meeting

date, place and voting information will be mailed to you in a few weeks.



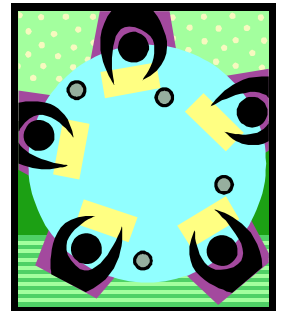
If you would be interested in serving on the Board or have any questions or comments concerning the meeting, please feel free to call me or any other board member.

About *Waverly Park Press*...

- Published on the first of each month by the Waverly Park Homeowners Assoc., Inc. (WPHA), P. O. Box 26, Lebanon, GA 30146, as a service to its members and the residents of Waverly Park.
- Delivered to Waverly Park homes. OPT OUT of home delivery at www.waverlyparke.com/newsletter.htm
- Articles and information of interest to Waverly Park residents are welcome. Anonymous articles are not accepted. E-mail input is preferred. Please include your name, address and phone number. Deadline is the 28th of the month.
- Opinions expressed are those of the writers and may not reflect the opinion of WPHA or its directors and officers.
- Editor: Hamp Reid 770-720-4384 E-mail: wppress@alltel.net

WPHA Board of Directors

President	Stephen Horne	770-345-4090	gsh777@alltel.net
Vice President	Chris Scott	678-493-2167	cscott34@alltel.net
Secretary	Bill Hood	770-479-2605	dobihood@alltel.net
Treasurer	Billy Womack	404-434-8046	billywomack@adelphia.net
Director	Dane Kanazawa	678-493-2480	cdkanazawa@alltel.net

**Current and Upcoming Events**

Time/Date	Event	Location	Contact
Year-round beginning May 28, 2004	Mandatory Outdoor Watering Restrictions: Odd number address water on TUE, THU, SUN; Even number, no number on MON, WED, SAT. No watering on FRI	Statewide. Personal food gardens are exempt from restrictions.	GA Environmental Protection Division & Cherokee County Water Authority
October 1 – April 30	Outdoor Burning OK With Permit	www.gfc.state.ga.us/OnlinePermits/	Georgia Forestry Commission
January 1 – June 1	New Homeowners File for Homestead Exemption	100 North Street, Suite G20, Canton	County Tax Assessor 678-493-6120
February 28, 2006	Annual WPHA Assessments Due		Homeowner Notices Mailed in January
April 6, 2006 7:30 p.m.	Annual WPHA Members Meeting	WP Pool	Homeowner Notices Mailed in March
April 20, 2006	Kindergarten Registration and First Grade Students Attending School for the First Time	All Cherokee County Elementary Schools	www.cherokee.k12.ga.us/On_Line_News/kindergartenregistration.htm
Mid-May	WP Pool Opens	WP Pool	
May 26, 2006 Friday	Last day of school		

WPHA 2006 Budget

Here are the numbers from the 2006 Budget resolution. The complete resolution is available on the WPHA website Documents page.

Waverly Park Homeowners Association 2006 Projected Budget

Telephone	\$601.34
Water	\$516.00
Electricity	\$1,419.00
Janitorial	\$700.00
Pool Maintenance	\$5,720.00
Landscape	\$1,450.00
Pool Area Clean-up	\$800.00
Real Estate Taxes	\$100.00
Property Insurance	\$2,200.00
Professional Fees	\$150.00
Postage	\$200.00
Newsletter Copies	\$250.00
Sunshine/Social Committee	\$800.00
Miscellaneous	\$150.00
Total	\$15,056.34
90 Homes @ \$168.00	\$15,120.00
Projected end of year balance of 2005	\$4,619.62
Projected end of year balance of 2006	\$4,683.28



January Board Meeting Notes

—By Bill Hood
WPHA Secretary

January 13, 2006

Board Members Present: Stephen Horne, Billy Womack, Chris Scott, Dane Kanazawa and Bill Hood

Meeting called to order by Stephen Horne at 2:00 p.m.

The minutes from the previous meeting were read and approved.

OLD BUSINESS

- Dane Kanazawa called several (15) pool companies and only three responded with quotes for pool maintenance and replastering. The board agreed to invite Steve Dillon to the next board meeting for his insight on this matter and to discuss a course of action for necessary pool repairs and maintenance.
- Discussion on the video cameras is still ongoing for the pool area and parking lot.

NEW BUSINESS

- Letters were sent out Monday January 23, 2006 for homeowners association dues for \$168.00 for each lot and will be due on or before February 28, 2006.
- Resolution 2006-01 Adopting the associations budget for the fiscal year 2006 was approved unanimously by the board of directors.

Next meeting is set for February 26, 2006

Meeting adjourned at 3:10 p.m. Minutes approved

Architectural Guide Changes

This article was originally published as a WPP EXTRA.

(February 11, 2006) The WPHA Architectural Committee (AC) has adopted changes to the *Architectural Guide*.

PLANS REQUIRED on page 2 has been changed to clarify the information needed for project review and adds email as a means for homeowners to submit their project plans to the AC.

ORIGINAL ZONING RESTRICTIONS has been added on page 3 to clarify that no project will be approved that would require relaxing zoning restrictions that

were in place when the current covenants were adopted. For example, a building that would encroach into a property line setback requirement would not be approved even if a zoning variance were sought from the county. The intent is to maintain neighborhood appearance.

ROOFING has been added on page 6 and clarifies that all replacement roofing must be of the same materials and color as the existing roof on a home. Since a new roof of the same materials and color will not change the exterior appearance of a home, blanket ap-

proval is given for homeowners to replace their roofs when needed without reference to the AC. This addition simply reiterates that the existing covenant restriction, found in Article V, Section 2, that existing structures shall not be altered in any way which materially changes the exterior appearance applies to replacement roofs.

The updated *Architectural Guide* is now available for download from the WPHA website Documents page. Homeowners without Internet access should contact the AC secretary if they would like an up-to-date copy.

Architectural Committee Update

If you plan to add a structure including a fence, change the exterior of your home or lot, or the use of your lot, you must submit plans to the Architectural Committee (AC) for approval.

Plans must include dimensions of the project, its location on the lot and materials and colors to be used. A letter explaining your plans is needed. See the Architectural Guide, available on the website, for more information.

AC Members

Charles Cash
Steve Dillon
Carol Knapp
Larry Lindberg
Hamp Reid
-
Email:
wpha_ac@alltel.net

The covenants give the AC up to 60 days to review plans; however, reviews are currently taking about two weeks from the time the AC receives useable plans. Decisions require a majority vote of the AC. Owners should not begin a project before receiving written approval from the AC.

Please give your plans to Hamp at 613 Ashley Trail or email them to the address in the box.

In addition to AC approval, projects should comply with any applicable county ordinances and zoning regulations and may require county permits.

Recent Actions

- Architectural Guide changes approved. See *Architectural Guide Changes* on page 3.
- 390 Westchester Way: Violations; vehicle sign, pet cage/fence.
- 390 Westchester Way: Fines assessed; truck signs, pet cage/fence.

On The Mark Engraving

- acrylic signs
- award plaques
- promotional items

(770)891-0968


Brian Whitley

No Notice?

If you're not receiving the e-mail newsletter notice and *WPP Extras* even though you subscribed, check your Spamblocker.

Add wppress@alltel.net to your authorized senders list.

Now that the weather will be getting warmer, please be aware of the children playing. Please slow down when driving and observe the speed limit.



—Daniel Wagner

Sunshine Committee

—By Nancy Horne

Sunshine, something we all like to see and feel. It brightens our day and warms our spirits. Just as natural sunshine does this in our lives, your Sunshine Committee wants to function in the same way.

We have a large group of ladies this year and we're ready to spread a little sunshine through out our neighborhood.

We want to welcome the new neighbors and new babies, give out congratulations on exciting events and help out in time of sorrow, surgery or illness.

We need your help though as we might not know what is going on with your neighbors or with you.

As you know of situations that we can touch as a friendly neighborhood committee please let us know.

Dorie Hood, Co-Chair	770-479-2605
Tiffany Rowson, Co-Chair	770-720-9595
Jean Harrell	770-479-0077
Faith Hoover	770-479-6378
Nancy Horne	770-345-4090
Joni Kanazawa	678-493-2480
Margaret Reid	770-720-4384

Thank you for helping us spread sunshine in Waverly Park.

**Speedy Recovery Wishes
To
Breck Johnston
Carol Bickford**

**Newborn Congratulations
To
Daniel & Amy Reams
new son**

**Tiffany, Gardner & Hayes Rowson
new daughter/sister
Asby Elizabeth**