

DUES

If you have not paid your dues they need to be taken care of immediately. Annual dues are mandatory and are due on May 1st each year. The amount is \$325.00 dollars and can be mailed to BCHOA, PO Box 956382, Duluth, GA 30095. Or drop in mailbox at 4540 Fairway View Court.

TRASH

We will be scheduling people for trash pick-up at the Block Party/Meeting. Please sign up. The more people we have picking up trash and the more frequent we can pick up makes a huge difference in the look of our neighborhood. Those clean streets help protect our property values. Plus, it is easier to pick up trash that has not been rained on twenty times.

NEW NEIGHBORS

If you are new to the neighborhood please read the covenants for Berkeley Commons HOA. The Fairways and The Lake at Berkeley Hills are encompassed in one Homeowners Association. All homeowners are bound by the covenants which are filed with the Gwinnett County Clerk of Court or you can read them or print them from our Website: www.MyFairLake.com.

Also available on our Website are local service companies recommended by multiple people in our community. It may help if you need a plumber/vet/handyman, etc.



HOA Board Members

Acting President-

Lisa Siejkowski –phone: 704-678-5884 Email: Lisa_Siejkowski@hotmail.com

Vice President -

Thomas Oh -

Treasurer -

Liz Knoedler – Phone: 770-248-1880 Email: richardbalsam357@att.net

Secretary –

Maggie Deutsch – Phone:770-734-0907 Email: maggied677@comcast.net



The Berkeley Spotlight

Autumn Newsletter

The Lake and The Fairways October 2014

Dinner and a Meeting

November 8th 5:30pm. Please mark your calendar for the Block Party Dinner/Meeting combination



This year we are shaking things up. We will be combining a neighborhood block party with the annual meeting. Yeah....no boring meeting this year. Dinner and a meeting will be held in Matthew Broyles yard at 2145 Lake Ford Circle. Matthew is planning and creating the dinner and his parties always turn out great. Be there if you want to sample the chefs barbeque, macaroni and cheese, beans, chips, etc. Fire pits

will be available for melting S'mores for the kids. It would be great if the neighbors could bring other desserts. Bringing "something yummy" is the only dessert requirement. Fun and games will be available for the kids...but they can't have all the Mac and Cheese.



(The meeting) The board will present this past years information as the rest of us eat dinner and pretend we are listening to what is happening in our neighborhood ☺ . Of course we will vote in the 2014-15 Board members. Hard copies will be available for financials. We will once again rally the neighbors to sign up for trash pick-up on Hopkins Mill and there will be plenty of time to ask questions as we all mill around and chit chat.

If you are not going to be able to attend the Dinner/Meeting, please complete the enclosed proxy and have your representative bring it to the meeting, or drop it in the mailbox at 4540 Fairway View Court.



Violation of Covenants

Our covenants are filed with the Gwinnett County Clerk of Court and every homeowner who purchases a home is required to abide by these covenants. The covenants are also available on our Website: www.MyFairLake.com. Some of the covenants are being violated by multiple homes. The violations must stop and all of your neighbors thank you in advance. The most frequent include the following...

PARKING IN THE STREET

Parking in the street brings the value of every home in the neighborhood down. Cars in the street attract thieves, prevent homeowners a clear view when backing out of their driveway, hinders emergency vehicles and is inconsiderate of every neighbor who has to drive by, or to any neighbor who is trying to sell their home at a good price. We are trying to avoid homeowner fines, in the end parking in the street is prohibited and will be enforced.

TRASH CANS STORED WITHIN VIEW FROM THE STREET

Trash cans are ugly and should be stored out of view. Also, trash cans must be returned out of view on Thursday (the day that Waste Prp empties the can). Need I say more?



UNMOWED YARDS

Yards should be mowed and edged. Edging prevents the overgrowth of grass on sidewalks and driveways. Homes look abandoned when edging is overlooked. Also, watch the yard signs at the front entry. If you see a sign that says fertilize...fertilize. If you see a sign that says apply pre-emergent...apply pre-emergent. You will be pleased with the results.

SIGNS And NEWSPAPERS IN YARD

Signs and newspapers must be removed promptly. Even those "My yard has been fertilized" signs look bad after a few days. And those free newspapers start piling up. As well, if you leave them in your driveway, burglars think you are on vacation and you are a prime target. Just bend over, pick up and pitch.



POOP AND LEASHES

If your dog poops the poop is yours to pick up and take home with you. It is not the responsibility of the person who owns the yard your doggie has

Violations continued...

chosen to take his/her squat. It is also Gwinnett County law that the poop be picked up. It has a horrible effect on our ground water. Note, pick up pool in front entry and common areas too. It is also required by Gwinnett County that all dogs be placed on a leash or within a fence. We have seen too many animals squished on Hopkins Mill Road. Please do not let it happen to your beloved paws.

MAILBOXES IN ILL REPAIR

Leaning, rusting, or ugly. Please read the covenants before replacing or repairing your mailbox. There are specific requirement for The Lake and The Fairways and each is a little different. Mailboxes are the first impression for your home.

We should all read our covenants. They are legal and will be enforced. Our covenants are the main reason that our neighborhood has remained attractive. If you want a comparison, just look at some of the neighborhoods across Hopkins Mill. At one time they all had covenants. These subdivision did not enforce their covenants and ultimately dissolved their Homeowners Association. Bad for property values.

HALLOWEEN

SUGAR, SMILES, SCARY SCENES, AND SAFETY. Drive around and look at the Halloween décor, turn your porch light on if you are passing out candy to the goblins, smile at the scary little costumes and remain safe. We will have security patrolling. If you are new to the neighborhood, you should know that we have up to 150 trick-or-treaters.



--On October 28th Those youngsters who are riding the school bus to their home in The Fairways or The Lake will be greeted when they exit the bus, with Halloween goodies.

THANK YOU

A big thank you to Mary Frazier who has served as our HOA president for four years. For everyone who has served or is serving you all know that it is not a fun volunteer job. Fielding complaints from neighbors and addressing them, is practically a full time job. Dealing with attorneys over covenant violations is even more fun. And that is just a small part of the job. So thank you to Mary for your service. Thank you for taking care of us.
