

The Buckhead South Homeowner's Club, Inc. Newsletter

Serving the Hampton, Keller Crossing and Tranquilla Hall communities

www.buckheadsouth.com

buckheadsouthhoa@gmail.com

Vol. 3, Issue 2 – Apr 2015

President's Message

Dear Neighbors – So much of our work is coming to a head now, because we are almost completed in the building of homes here at Buckhead South and so the handover of our HOC from Ernest Homes will happen shortly. With this comes our full takeover of the HOC with independent administration. A heartfelt thanks goes to our Covenants Rewrite Committee, who met tirelessly for months to clarify and expand on our covenants and bylaws for best administration. **A reminder here that if you have not yet voted on acceptance of these documents, please submit your vote by April 30th.** We sent you the full documents and voting form in previous emails, but for your convenience, the voting form is at the end of the newsletter as well. **Please vote!**

Our Annual Meeting was held on April 14th and I thank all that attended. With the change to a Board of Directors format, the following members were appointed to positions for the coming year: Keith Spitznogle, President; Phil Gore & Anthony Ciccone, Vice Presidents; Cyndi Castle, Secretary; and Karen Krupp, Treasurer. I wish to thank Robin Maurer for serving as an Officer and Secretary this past year and wish her the best as she pursues her Master's Degree.

The pool is open and it looks quite GOOD. Some much needed maintenance of the pool surface and tiling was done, along with replacement furniture.

We will continue to concentrate on beautification of our green spaces and entrances, and pond maintenance is being done to eliminate weeds and stock with grass carp for ongoing weed control, as well as the enjoyment of catch and release for the grass carp only.

It's my pleasure to continue as your HOC President for another term so that I can see some of our long-term projects through to completion. Please feel free to send your thoughts to me at buckheadsouthhoa@gmail.com.

I wish you a pleasant summer and **PLEASE VOTE** so that the efficient and frugal running of our HOC can continue, with your opinions represented.

Keith Spitznogle, BSHC President

News from the Committees

The **Social Committee** held the 2nd Annual EggCiting Spring Fling in April, with an Egg Hunt, bouncy house and food. It was a good turnout and the addition of more volunteers is what made this a success.

Volunteers are needed to help with planning, preparing, and on the day of these events. We also welcome anyone who would like to join the Social Committee: contact me (phone/text) 912-596-5636.

for Karen Dannett, Social Committee Chair

The **Welcome Committee** delivers Welcome Packets to new residents, providing a fast and helpful start to living at Buckhead South. We rely on a haphazard network of newspaper property transfers, lawyer/bank closings and realtors to find out about our new residents and we don't always hear in a timely way, especially with home rentals. We apologize if we have missed anyone. If you know of a new neighbor who needs our Welcome Packet or if you've been missed yourself, please let us know and we'll hop on it. The Welcome Committee also produces this BSHC Quarterly Newsletter and we're pleased that it's become a useful fixture here. Please contact shea29v@comcast.net with your input. *Sue Shea, Welcome Committee Chair*

The **Pool Committee** – Our 2015 pool season has begun and we are ready! Major repairs to fix leaks were finished and tiles were replaced. We are also replacing all the tables and they should arrive early May. We plan to have WiFi operational at the pool this season and we'll let you know by email when it's ready. We're recruiting members for the 2015 Pool Team and you are welcome! This team helps administer the pool and keeps an eye on conditions at the pool. We DO NOT expect Pool Team members to be lifeguards or security guards. The most important function is to clear up any mishaps at the pool immediately to avoid pool down time or safety hazards. By now you should have received your current pool gate code, if your dues are paid up and your signed pool forms are on file with the HOA. Contact buckheadsouthhoa@gmail.com if you've been missed. A reminder that this gate code should not be given out to anyone outside your household, even a neighbor. Tell your neighbor to contact the HOA direct.

We look forward to another hot summer at the pool,
Alec Breen, Pool Committee Chair

The **Landscape Committee** is still in need of a new Chairperson, but meanwhile we'll continue to beautify the islands and entrances on a project-by-project basis with calls for volunteers. To join the Landscape Committee, contact buckheadsouthhoa@gmail.com. You don't have to be a professional landscaper, just have a passion for having our neighborhoods looking great.

Keep Buckhead South Beautiful

To help you spruce up your homes and yards, BSHC has negotiated a 20% discount on paint & stains at Home Depot. Contact buckheadsouthhoa@gmail.com for details. Between sprucing up our common areas, an ongoing task, and your own property work, we can keep Buckhead South looking stellar!

Many exterior home improvements such as additions of fences or outbuildings **must** be approved by the Design Review Committee first. Go to our website www.buckheadsouth.com to see the Architectural Review Guidelines and download the forms. Questions? contact any Officer *before you start*.

Welcome Our Neighbors ♥♥♥♥♥♥♥♥

A heartfelt welcome to our newest BSHC neighbors:

Karyn & Kevin Thomas joined us in April. Welcome!

Are you new to Buckhead South and have not been listed here or was your listing incomplete? Please let us know and we'll print it in the next issue. We also have a great Welcome Packet for you. Contact Sue Shea: shea29v@comcast.net

Safety & Security at Home

We continue to have vandalism at our pool area, and lawn damage done with illegally-operated motorized carts. We pursue these crimes through the use of our surveillance cameras (we are adding another one at the pool entrance) and the help of nearby residents. Please call 911 whenever you suspect that damage is being done, as these are costly repairs that come out of all our pockets. We fight for full restitution in each case.

Other news Send news to shea29v@comcast.net

VOLUNTEERS NEEDED: and always welcome for the various committees or for just a small specific seasonal project. We know we have a lot of energetic neighbors with various skills and there are many opportunities to contribute your talents, large and small. Please join in. buckheadsouthhoa@gmail.com

WANTED: your extra pet (cat/dog) supplies such as wet/dry food, bowls, leashes, toys, bedding & towels for an ongoing collection drive for the South Bryan County Animal Shelter on Rt. 144 Spur. Many thanks to all that contribute items. Drop off your new/used pet things at 29 Victors Ct. front porch anytime and we'll deliver!

Calendar Got something for the calendar? shea29v@comcast.net While we love to print community events, this is not an endorsement by BSHC, and times/dates may change.

*****STANDING DATES*****

TUES: Apr – Nov, every Tuesday 2-7pm: RH Farmers Market at JFG Park. Local produce, food, crafts, more!

THURS: 1st Thurs of every month, RH Historical Soc. local history series, 7pm, free (912)756-3697

FRI: May – Sep Friday on the Train, 3rd Friday of the month at Richmond Hill's Station Exchange, across from JFG Park. A free community event of music & more. Bring lawn chairs.

SAT: Mar – Oct, 1st Sat of each month, 9-11am: Cars & Coffee at the Richmond Hill Historical Soc. Museum. Share your cool car and/or see others. Buy coffee there & you help the Historical Society. (602)397-5300.

SAT: Apr – Dec, every Sat 7:30-9:30pm; Movie Night Under the Stars @ Ice Cream Stop, Publix Plaza. Bring lawn chairs or car tuned to 88.5. G movies.

ONGOING: Many family events at Ft. McAllister State

Park, including re-enactments, celebrations, kids summer day camps. Call (912)727-2339 or stop by.

*****HAPPENINGS THIS QUARTER*****

4-14 Buckhead South Homeowner's Club Annual Mtg.

4-18 Pool opens!

4/23-26 Vidalia Onion Festival: Celebrate the onion!

4/25 Woodland Spring Festival, Ft. McAllister 9-5.

4-30 Last day to pay your BSHC dues without penalty.

Also: your vote due in for Revised Covenants.

5-5 Cinco de Mayo

5-10 Mother's Day

5-16 Armed Forces Day

5-16 Ogeechee Riverbank Cleanup, Ft. McAllister 12-3

5-23 Memorial Day at Ft McAllister, 10-4pm. Family fun, demonstrations. Entrance fee or discount Park Pass (912)727-2339

5-25 Memorial Day, JF Gregory Park

6-6 Children's Fishing Derby, JFG Park, 7:30am registration, derby ends at noon. Free lunch to participants. 5 limit catch. 912-312-1210

6-14 Flag Day

6-18 Ramadan at sundown, ends 7-18 (Eid-al-Fitr)

6-21 Father's Day

*****A SNEAK PEAK AT NEXT QUARTER*****

7-4 Independence Day at Ft. McAlister, 9-4. Games, Re-enactments, iced watermelon, bring lunch. Entrance fee or discount Park Pass.

7-4 4th of July at JFG Park, 5-9pm, food, games & music; evening fireworks

7/27-8/17 Savannah Voice Festival savannahvoicefestival.org

9-5 Ft. McAllister Labor Day Fun, 10-4. Entrance fee or discount park pass.

9-7 Labor Day

9-14 Rosh Hashanah

BSHC Contacts email: buckheadsouthhoa@gmail.com
President: Keith Spitznogle. **VP:** Phil Gore, Anthony Ciccone. **Treasurer:** Karen Krupp. **Secretary:** Cyndi Castle. **Cmte Chairs:** Landscape (Open). **Pool:** Alec Breen. **Social:** Karen Dannett. **Welcome & Newsletter:** Sue Shea.

GOT NEWS? Next newsletter deadline is 6-15-15 for the July issue.

**ACTION BY MEMBER'S WRITTEN BALLOT
RE: AMENDMENT OF THE GOVERNING
DOCUMENTS**

The undersigned member of Buckhead South Homeowners Club, Inc. hereby acts by written ballot with respect to the matters described below.

**AMENDMENT OF DECLARATION OF COVENANTS,
CONDITIONS, & FOR AGAINST
RESTRICTIONS.**

The Restated BSHC Declaration of Covenants, Conditions, and Restrictions for Buckhead South Homeowners Club, Inc. in the form presented to me with the ballot should be adopted. _____

AMENDMENTS OF BYLAWS

The Restated ByLaws of the Buckhead South Homeowners Club, Inc. In the form presented to me with this ballot should be adopted. _____

MEMBER SIGNATURE

Name:

_____ Date: _____

Address:

Signature:

Instructions

This Ballot must be returned to the Club no later than 4/30/2015 provided however that in the event responses to this Ballot campaign are not forthcoming the Board of Directors is authorized to extend the balloting period an additional period of 30 days.

The affirmative vote of 51% of the Club's members is required to approve the BSHC Restated Declaration of Covenants, Conditions, & Restrictions. The affirmative vote of 51% of the Club's members is required to approve the restated BYLAWS. Although in addition to satisfying the minimum quorum requirement for a valid vote the percentage of affirmative votes required to approve the proposed amendment must also be obtained.

Ballots may be emailed to buckheadsouthhoa@gmail.com, mailed to BSHC, PO Box 353, Richmond Hill, GA 31324, dropped off at the BSHC annual homeowners meeting April 14th, or dropped off to Keith Spitznogle @406 Victors Ct. or Phil Gore @66 Bothwell Drive. **PLEASE VOTE** at your earliest convenience.