

# THE WATERFORD NEIGHBOR



The Waterford HOA, PO Box 2545, Cartersville, GA 30120  
www.waterfordwebsite.com

## Upcoming Events

### FALL YARD SALE SEPTTEMBER 29

The annual neighborhood fall yard sale will be held on Saturday, September 29. To participate all you need to do is set up, sell, and count your money. Participants are asked to put balloons on your mailbox. A sign will be placed at the entrance to the neighborhood prior to and the day of the sale. Also, a newspaper ad will run in the local paper prior to the day of the sale. Please do not place individual signs at the entrance, in front of the clubhouse, on street corners, etc. Board member Susan Stephens coordinates the spring and fall yard sales for the neighborhood.

### POOLS CLOSE OCTOBER 1

Both pools will be closing October 1 and no swimming is allowed after that date.

### CLUBHOUSE HOLIDAY DECORATIONS

Volunteers needed to help decorate the clubhouse for the upcoming holiday season. This is usually done during the week of Thanksgiving. Contact Susan Stephens at [sstep47151@aol.com](mailto:sstep47151@aol.com) or 770-547-4026.

## Amenities Improvements

### RESTROOM AT POOLS

The restroom locks at both pools have been changed so you do not need a key to enter as you are already inside the pool gates. The restroom will be kept locked when the pools are closed for the season.

Motion detector lights are being added in the bathrooms. Lights will come on upon entry and

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will stay on for 15 minutes unless movement is detected. This will reduce energy costs at the pools.



### CHARCOAL GRILLS

A new grill area with two charcoal grills (the type used at the state parks) has been added at the main pool for our families to enjoy.

Grill rules and safety usage:

- Use only proper charcoal in the grills (no wood please);
- Never add starter fluid when coals have already been ignited;
- Use long-handled grilling tools to give you plenty of clearance from heat and flames; our safety and the safety of others around you;

- Secure all starter fluids and matches in a safe and securer place;
- When finished clean out the grill of all ashes and place them in the metal container;
- Scrape the top of the grill to remove any excess grease build up;
- When grilling you are responsible for your safety and the safety of others around you;
- Leave the grills clean and ready for the next resident to use.

## OUTDOOR FIRE PIT

An outdoor fire pit has been added at the cabana adjacent to the clubhouse. This can be used at events when the cabana has been reserved by a homeowner.

## A COVENANTS COMMUNITY



By Kathy Smith, ACC Secretary

When you enter The Waterford and stop at the stop sign at the clubhouse, you see a sign in front of you which reads, *The Waterford, a Covenants Community*. That's a good thing. At least it is if our covenants and restrictions are observed. But they aren't always.

Being a member of the Architectural Control Committee (ACC) I can tell you they aren't always observed and I can only guess why. Surely you don't buy a home in a covenants community and not be aware of it! So why is it that some

homeowners don't follow the proper procedures to seek ACC approval before acting?

1. Well first, maybe some don't realize we're on your side and are not the enemy. We're here to help YOU. We are not here to make your life difficult. The reality: we're easy to work with and our turnaround time on requests is quick; usually just a few days.
2. Secondly, I suspect some folks really, really want to do something and fear the request will be denied . . . so they just do it anyway. The reality: rarely is a request denied and if there are issues, a compromise is almost always the case as long as it adheres to the *Design Standards* and the *Covenants and Restrictions*.
3. Lastly, I imagine some homeowners look around and see something they want to copy and think '*well that must be ok since it's already here, so why bother to get approval?*' The reality: just because you want a fence like your neighbors does not mean it is okay. Some of the standards have changed over the years and fencing is one of those.

Just think about if we lived in a community with no restrictions and anyone could do whatever they wanted. You might think that would be okay with you until your neighbor thinks it would be a great idea to paint his front door and shutters bright orange (apologies to UT fans.)

There's a reason for design standards, covenants and restrictions and I for one am glad we live in a covenants community. It's an easy process; quick and painless. So if you decide to make some changes to your property contact us at [www.waterfordwebsite.com](http://www.waterfordwebsite.com) so we can all be assured we got what we paid for when we bought a home in The Waterford.

## Architectural Control (ACC)

The Waterford Architectural Control Committee (ACC) is charged with the responsibility of adherence to *The Waterford Design Standards* and related *Covenants*. Some basic reminders:

- Any change in a home's exterior structure, yard, or any area on the property that is visible from the street requires **prior** approval of the ACC. This includes landscaping other than annuals and perennials, painting, fencing, lighting, in-ground pools, play sets, outbuildings, and more.
- All front and back yard areas that are visible from the street must be well maintained.
- Yard signs of any kind, except FOR SALE, are not allowed. Please do not allow persons or businesses doing work at your home or in your yard to place any type of sign in your yard even on a temporary basis. Political signs may only be displayed the two weeks prior to an election and must be removed the day after the election. **(Thank you homeowners for adhering to this in our most recent election.)**
- Trailers, boats, recreational vehicles and the like cannot be parked in driveways, on the street, or anywhere else that is visible from the front of the property for more than 48 hours.
- Vehicles of any kind are not to be parked on the grass of a residence on an ongoing basis and there is also a city ordinance to this effect.
- There are specific requirements on fencing. Before installing a fence you must have the approval of the ACC. A fence cannot be more than six feet in height. Solid privacy fences are no longer allowed. Existing solid

fences were grandfathered in upon the change in the *Design Standards* in 2008. New fences must have a 2" spacing between the boards.

Remember – get prior approval of the ACC before acting. Violations of the *Design Standards* or *Covenants* can result in a \$25 daily fine until the violation is corrected. Contact the ACC at: [acc@waterfordwebsite.com](mailto:acc@waterfordwebsite.com) or PO Box 2545.

## MEET YOUR NEIGHBORS,

the Murphys, Patrick and Laura of 4 Sterling Court. They moved in to The Waterford in May 2012. Their previous home was near Liberty Square and they began their home search in December 2011. The reason for moving was twofold; first to find a larger home since they wanted to start a family and secondly to live in a community with covenants where people take more pride in the appearance of their home and yard.



Patrick and Laura chose to work with David Roberts of Roberts Realty in order to find their dream home. They looked at a number of homes in the area ultimately deciding on The Waterford. In particular they liked the size of the lots, the overall well maintained appearance, mature landscaping which also provided privacy and the value for your dollar. It also helped that they already had a number of friends living in the neighborhood.

Due to their busy lives they have so far only met their immediate neighbors but look forward to meeting many more. Patrick works with JP Morgan/Chase in Buckhead and Laura teaches

second grade in Floyd County. Patrick has yet to try out the tennis courts but hopes to soon. However, Laura took full advantage of the pool due to having the summer free.

Their current 'family' consists of an adorable cat named Lola, yellow lab Kelsey and black lab Callie, that will be changing soon. Laura is expecting their first child, a boy on September 29<sup>th</sup>! While both are graduates of Berry College, with Laura being from Athens they are big University of Georgia fans. That was evident by the ceramic UGA greeting visitors at the front door. I have a feeling their tailgating days might be curtailed a bit this fall. But what a great tradeoff that will be in order to welcome the newest member of the Murphy family to the neighborhood! Congratulations to you and welcome to The Waterford!

Interview and article by Kathy Smith

## LANDSCAPING COMMITTEE

We trust everyone has enjoyed all of the colorful plantings at The Waterford entrance and all around the swimming pools, cabana, and tennis courts. All of this was designed, planted, and watered by a hard working group of volunteer homeowners headed by HOA board member Betty Hayes.



Pictured left to right: Betty Hayes, Beth Cooper, Susan Ginn, and JoAnn Dorsey. Not pictured: Joyce Johnson and Nancy Pohl.

Thank you volunteers for all the hard work and brightening our surroundings! If you want to volunteer get in touch with Betty.



## WHAT'S UP?

This two-letter word in English has more meanings than any other two-letter word, and that word is 'UP.' It is listed in the dictionary as an [adv], [prep], [adj], [n] or [v].

It's easy to understand UP, meaning toward the sky or at the top of the list, but when we awaken in the morning, why do we wake UP?

At a meeting, why does a topic come UP? Why do we speak UP, and why are the officers UP for election and why is it UP to the secretary to write UP a report? We call UP our friends, brighten UP a room, polish UP the silver, warm UP the leftovers

and clean UP the kitchen. We lock UP the house and fix UP the old car.

At other times, this little word has real special meaning. People stir UP trouble, line UP for tickets, work UP an appetite, and think UP excuses.

To be dressed is one thing but to be dressed UP is special.

And this UP is confusing: A drain must be opened UP because it is stopped UP.

We open UP a store in the morning but we close it UP at night. We seem to be pretty mixed UP about UP!

To be knowledgeable about the proper uses of UP, look UP the word UP, in the dictionary. In a desk-sized dictionary, it takes UP almost 1 / 4 of the page and can add UP to about thirty definitions.

If you are UP to it, you might try building UP a list of the many ways UP is used. It will take UP a lot of your time, but if you don't give UP, you may wind UP with a hundred or more.

When it threatens to rain, we say it is clouding UP. When the sun comes out, we say it is clearing UP. When it rains, it soaks UP the earth. When it does not rain for a while, things dry UP. One could go on and on, but I'll wrap it UP, for now... my time is UP!

## CONTACT INFORMATION

The most efficient way to communicate questions, comments, or suggestions to the right person on the HOA board is by way of email. All emails use our webmail system and are automatically forwarded to the correct board member.

Mailbox Purpose	Email address and Mailbox User ID
Board of Directors	bod@waterfordwebsite.com
Treasurer	treasurer@waterfordwebsite.com
Website	websiteadmin@waterfordwebsite.com
ACC	acc@waterfordwebsite.com
Clubhouse	reservations@waterfordwebsite.com
Street Captains, Directory, Welcome, Newsletter	newsletterandwelcome@waterfordwebsite.com
Pool	pool@waterfordwebsite.com
Landscape	landscape@waterfordwebsite.com
Playground	playground@waterfordwebsite.com
Security	security@waterfordwebsite.com
Social	social@waterfordwebsite.com
Tennis	tennis@waterfordwebsite.com
Traffic	traffic@waterfordwebsite.com

## CORNHOLE TOURNAMENT

Pictures below are from the HOA cornhole tournament held this past summer for homeowners and guests. Please see more pictures on the website. It was a fun day for all participants.



The Waterford HOA  
P.O. Box 2545  
Cartersville, GA 30120

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*We're on the Web!*

*Visit us at:*

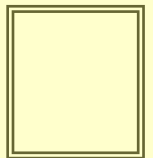
[www.waterfordwebsite.com](http://www.waterfordwebsite.com)

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**Mailbox Post Info:**

Need a new mailbox post or yours repaired? Contact Jerry Milam at 770-382-4795. New post with number, cap, and vinyl bottom is \$105. Green vinyl bottom only is \$35. When replacing your mailbox get a high gloss black standard size at any home improvement store. The green paint, Waterford Green, for your mailbox post base is available at Morris Color Center on Tennessee Street.

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**Customer Name**  
**Street Address**  
**City, ST ZIP Code**