

APALACHEE



Apalachee Plantation HOA, PO Box 923, Dacula, GA 30019
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Getting Started

Welcome to the July newsletter for the Apalachee Plantation subdivision! We have lots of changes in store and as the HOA we would like to keep the wonderful residents up to date and informed as to what is going on where they live. Although we have just had the reigns handed over to us, we are already working hard to improve our neighborhood and help you realize exactly where your HOA funds are going and being used. We are excited about the plans that we have in store and the vision that we have for this neighborhood.

Although the new HOA board is going to be responsible for the execution of many of the improvements and updates in Apalachee Plantation, the biggest support system for these

You can now pay your dues online!

www.apalacheeplantation.com

look for the link to PayPal

Please take a moment to fill our neighborhood survey!

www.surveymonkey.com/s/HWFXPCZ

changes is YOU! In this newsletter we will show you who we are and what we are doing, but most of all we will show you where to go to get information and how you can help us out. We also want to encourage all residents to let us know what your thoughts are. We are a team and are here to work together.

We look forward to the NEW Apalachee Plantation Subdivision!

The 2012-2013 Apalachee Plantation HOA Board

“Many hands make light work.”

The HOA board for this subdivision is made up of 5 volunteer residents. They do not get paid for their position on the board, nor do they receive a reduction of dues. They are simply volunteering their time and effort to improve the neighborhood in which we all live. Thank you to the 2012-2013 board for their volunteered service!

President - Jeff Ausburn
president@apalacheeplantation.com

Vice President - John Nagel
vicepresident@apalacheeplantation.com

Treasurer- Emmanuel Pah
treasurer@apalacheeplantation.com

Secretary- Christine Richards
secretary@apalacheeplantation.com

Architectural Committee Leader- Glenn Paul
Member1@apalacheeplantation.com

Where does your money

In a neighborhood that does not have a swim/tennis type amenity, it can sometimes be a challenge to understand the destination of the dues that you pay to the HOA. Well, we are here to tell you exactly where your money is going. During the year, the dues that each resident pays go to the costs and upkeep of the grounds and entryway. We also maintain a savings account to act as a safeguard in case of a large expense or emergency. This has been especially important as we have used this to repair and maintain the retention pond over the past few months. This alone has cost over \$17,000 and would have been



impossible without the collective dues of our residents.

Part of the job of the new HOA is to allocate new ways for the funds to be spent. Ideas and suggestions are always welcome!

What's going to happen now?

1. Please rest assured that the comfortable and quiet neighborhood that we have all grown to love will remain the same. It is not our intent as the new board to jump in and make drastic changes. With that said, we are looking for ways to make living in Apalachee Plantation an even more enjoyable experience for all residents. After the first board meeting, the goals for the 2012-2013 year are as follows.
 1. Increased communication between HOA board and subdivision residents.
 2. Repair the lighted signage at entrance to subdivision.
 3. Fencing around new retention pond
 4. Perhaps our biggest goal is to begin using the services of a property management company. This change in structure will allow us to have transparency and decreased conflict between the board and the residents as well as increase the percentage of dues that we are able to collect each year. Mistakes with collection and communication will be all but eliminated as the company will incorporate professional accounting and tax reporting practices. **The amount of dues that each homeowner pays will not increase with the adoption of a management company.**

Need to talk to your HOA?

-Send us an e-mail!

apalacheeplantation@yahoo.com

Respond to communication via mail

- Drop communication in box near front of neighborhood.