



**Green Acres Home Owners Assn.**  
PO Box 174  
Ellerslie, GA 31807-0174

## Green Acres Home Owners Association News Letter

August 2023

### Annual Meeting

Dear Green Acres Homeowners and Current Residents, we hope everyone is doing well and had an awesome summer. The Board will be conducting its annual meeting on September 24, 2023. We strongly encourage everyone to attend. The signs will be put at both entrances usually a week ahead of the date, so everyone knows the time and place. This meeting is extremely important we will have a vote on making changes to the current covenants. As we have discussed many times the current ones are very compatible to our type of neighborhood. To be able to pass the new ones which we have provided online and emailed, we must have at least 2/3 of homeowners to vote to pass them. Hope everyone will be there, and we can make this happen. A reminder when making changes to your house or property, please contact us, there are guidelines in the covenants that must be followed. If you need a copy, email us, or call we also have them available on Facebook and the GAHOA website We have had some new folks move into the neighborhood and would like to Welcome everyone please feel free to contact us if you have any questions.

We are currently trying to update our mailing lists both Postal and email this way we can reach out to everyone with updates and important information. You can send us this information via [greenacres.5054@gmail.com](mailto:greenacres.5054@gmail.com)

We also have two sites online: the Website: <http://gahoa.org/> and on Facebook: <https://www.facebook.com/groups/1378792695520418/> These two sites will provide you access to the Covenants and any other information in reference to the Green Acres Home Owners Association

### **VOLUNTEERS**

Green Acres Home Owners Association Board is composed of all volunteers who have been elected IAW the BI-LAWS. However, we always welcome those that wish to volunteer and help us to make our neighborhood a better place. If you wish to be on the board please let us know so we can put your name on the Ballot.

### **\*\*\*WHAT'S HAPPENING IN THE NEIGHBORHOOD\*\*\***

School has started again, and we ask everyone to be extra cautious in the mornings and afternoons for the school buses and children walking to bus stops Please be safe and courteous. We had a very hot summer which continues, hope everyone made sure to take care of themselves.

I want to thank those folks who have gone out of their way to keeping the neighborhood looking good the front entrance is amazing a big THANK YOU to ANDY & TAMMY HOLT, LINDA SISSON.

### **\*\*\*\*\*FALL FESTIVAL\*\*\*\*\***

Every year we have this event so that folks in the neighborhood can get together and the kids can Trick or Treat in the neighborhood. The event will take place on October 28, 2023, starting at 4:30PM and end around 10PM.

Many activities are planned to include cookout, hayrides and trick or treating for the kids in the neighborhood (Trick or Treating will also take place Halloween night for those in the neighborhood who wish to participate). If you wish to participate in the Trick or Treating during the Fall Festival, we encourage you to wait at the end of your drive way as the hay rides come by your home. The times on the hayrides will be posted on the signs that will be placed out front in the neighborhood.

Overall, it is a great way for folks to get to know each other in the neighborhood and the kids have a great time. If you are interested in volunteering, please contact us [greenacres.5054@gmail.com](mailto:greenacres.5054@gmail.com)

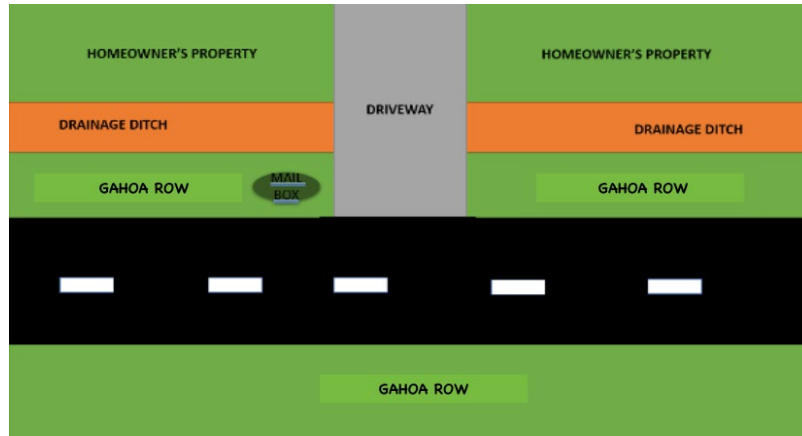
**Hope to see everyone there!!!!!!**

**\*\*\*\*\*PLEASE SEE OTHER SIDE\*\*\*\*\***

## REMINDERS

There have been some questions and issues brought up to the GAHOA Board that might need to be clarified and hopefully we can help.

1. Parking on Right Of Way (ROW) and Disposing of Debris or other Types of Material in the Drainage System or ROW. The ROWs are basically from your property line to the road while sometime this can be confusing. We encourage you to find your property pins so you know for sure. We provided a diagram to give you an idea, also if you go to the county tax accessors website if you look at the map you can see where the property lines run.



We understand that at times when people have company or you are doing yardwork, vehicles will be parked there. However, you are also responsible for any damage done to the ROW when those vehicles are parked there. It is strongly encouraged no vehicles should be parked there for long periods of time. One reason is due to safety issues, the other is wear and tear of the ROW. If there is damage the homeowner could be subject to repair costs.

2. Vehicles. Many of us have old vehicles that are no longer in use and are in plain sight making them look abandoned. This can become a property value issue and a health/safety issue. During this time of year it gets warm, and many creatures tend to look for places to hang out. These vehicles need to be properly stored or moved.

### Section 13:

#### Unauthorized Vehicles and Use:

No mobile home, modular home, manufactured home, trailer structure moved from another location or any structure of a temporary character shall be located or used on any lot at any time as residence either temporarily or permanently, or for any other purpose. Commercial vehicles, mobile homes, motor homes, campers, and boat trailers shall be stored and kept in a garaged facility or within a structure or storage shed specifically approved by the architectural Control Committee so as to conceal the same from public view. All Motor Vehicles owned or leased or used by any lot owner kept on any lot shall be currently licensed and maintained in proper operating condition so as not to be hazard as a result of noise, exhaust emissions or appearance. All motor vehicles including trail bikes, all-terrain vehicles and motorcycles shall be driven only upon pave streets and driveways of Green Acres. No commercial vehicles shall be parked on the streets of Green Acres and/ or kept on any lawn.

Overall, the Board asks that everyone keep their yards clean free of debris and trash so we can have a neighborhood we can be proud of and enjoy. ***Please note no actions are to be taken on any property without the consent or vote of the Board.*** If you are unsure about anything, please contact us and we will work as best as we can with you.

***Hope everyone has a wonderful rest of the Summer this year.***