



◆ TOWNE LAKE TIMES ◆

A Publication of Towne Lake Hills Community Association

November/December 2017



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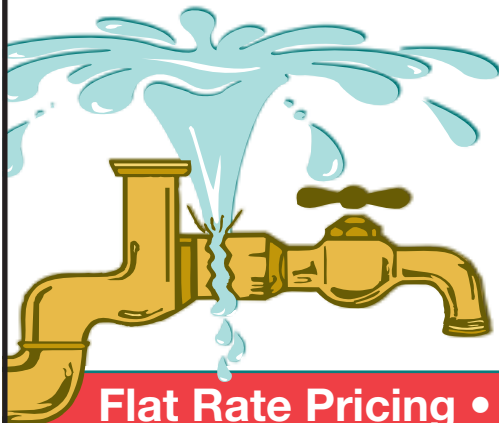
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NOVEMBER



- 5th Daylight Savings Time
- 7th Staff Development Day
- 11th Veteran's Day
- 20th – 24th School Holiday
- 23rd Thanksgiving
- Board Meeting (tbd)

DECEMBER



- 9th Santa at the Clubhouse
- 12th-20th Hanukkah
- 22nd Teacher Planning
- 25th – 1/ 5 School Holiday
- 25th Christmas Day
- 26th -1/1 Kwanzaa
- 31st New Year's Eve

JANUARY



- 1st New Year's Day
- 15th School Holiday
- 15th Martin Luther King Day
- 27th Vegas Night

* HOA board meetings are the third Monday of each month at 5:30.
They are subject to change so please check the community message boards.

November/December at a Glance

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◆ Community Contacts ◆



Towne Lake Hills Tennis Pro Shop:
770-516-6325

Tennis Pro: Mark Billson 678-591-4174
tlhtennis@comcast.net
<http://townelakehillstennis.weebly.com/>



Towne Lake Hills Golf Club
770.592.9969

1003 Towne Lake Hills
East, Woodstock, GA 30189
<http://www.townelakehillsgc.com/>

Request approval for modifications to your home or yard, please contact:

Architectural Committee Control/Image,
modifications@sixesmanagement.com

You may obtain the forms on our website or by coming by the office. Townelakehillshoa.com



facebook.com/tlhhoa



(new) find us @TLHillsHOA

Committee Chairs

Architectural Control, Doug Patten:
modifications@sixesmanagement.com

Common Area Landscape, James Kinports:
Landscape@townelakehillshoa.com

Neighborhood Watch, Donna Gardner:
NeighborhoodWatch@townelakehillshoa.com

Newsletter, Vickie Thomas:
Newsletter@townelakehillshoa.com

Pool, Kent Burklow:
Pool@townelakehillshoa.com

Social, Candess Wing, Jennifer Sposito, Lori Powell, Kim Nickels:

Social@townelakehillshoa.com

Swim Team, Shannon Bates:
TLHtidalwaves@hotmail.com

Tennis, Mark Billson & Jim McFerrin:
tlhtennis@comcast.net

Welcome, Tonia Nessl:
Welcome@townelakehillshoa.com

Towne Lake Hills Associate BOARD MEMBERS

President, James Kinports – East:
james.kinports@townelakehillshoa.com

V. President, Michael First – At Large:
michael.first@townelakehillshoa.com

Treasurer, Jim West – North:
jim.west@townelakehillshoa.com

Secretary, Kent Burklow – At Large:
kent.burklow@townelakehillshoa.com

Director, Jeff Kalteaux – West:
jeff.kalteux@townelakehillshoa.com

Property Managed by TLH HOA and Sixes Management Group

1007 Towne Lake Hills E, Woodstock, GA 30189

Office – 770-575-0943

Email – mail.tlh@sixesmanagement.com

Property Manager Amy Balseiro
amy.balseiro@sixesmanagement.com

Office hours are Monday - Friday from 9:00 am until 4:30 pm.



*Photos courtesy of J. Paige Brigman
- One Love Photography*

Thanks to all of you who took the time to fill out the amenity survey we emailed and posted on Facebook. Your responses will help us to guide our future budgets / reserve projects. If you are not on our email distribution list, please send your email to sixes management at info@sixesmanagement.com with a request to be added to the Towne Lake Hills Distribution. We try to only send one email every couple of weeks with the current happenings in the neighborhood, so no need to worry about overloading your inbox.

With cooler fall temperatures finally here, we installed the fall annuals at the front entrances a couple weeks ago. In addition, we are sprucing up the primary east entrance and the park area with some new landscaping this fall. We are looking to focus on the second east entrance and main west entrance for improvements in 2018.

The social committee hosted a fall football event at the new Tavern and a fall movie night in the park so far this fall. The football event at the Tavern was packed both inside and out on the deck. A great time was had by everyone except for the Tennessee fans ☹️. In early December, the social committee has invited Santa to visit our clubhouse. For those of you with young children, this is a great opportunity for them to meet Santa and get some great pics for Christmas cards.

The board was busy the last couple of months winding down this year's financials and finalizing

a budget for 2018. As a part of the budgeting process, we maintain a 20 year Reserve Plan to maintain / update the amenities. I am happy to say that our associations' financials are very sound and we are able to fully fund all the planned reserve expenditures in order to maintain / upgrade the amenities our community offers. The budget and dues notice will be mailed to you in late November / early December.

I hope to see you up at the park enjoying the wonderful weather this fall and that you and your family have a great holiday season.

James Kinports
Association President

Lost and Found

A pair of prescription glasses was found on the street near the curbside of Winding Hills Lane and Twinpoint Way. There is a bus stop at this spot so they might belong to a student/child though they will fit an adult face. The owner can contact Cheri at 770-592-0927.



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Welcome to Towne Lake Hills



*Please join me
in welcoming the
following new
families to our
community:*

**209 Morning Mist Way
Darren & Karen Baird**

**2052 Towne Lake West
Joshua Musser**

**306 Forkwood Trail
Terri & Stuart Cheatham**

**1120 Towne Lake Hills East
Matthew & Lauren Atkins**

**5049 Winding Hills Lane
Annette Wayne**

**1117 Towne Lake Hills East
Paul Speed**

**501 Knoll Pointe
David & Deborah Windham**

**3018 Towneside Lane
Sean & Crystal Jackson**

**2002 West Side Lane
Paul Casey**

**1043 Towne Lake Hills East
Alan & Carol Whitten**

***Please look for your welcome packet of goodies and information at your front door or on your doorstep, if I don't happen to find you at home.*

Do not hesitate to contact me with any questions or information about your new neighborhood, or contact the Sixes Management office! Welcome to the community and enjoy all the amenities that your new neighborhood has to offer!

****If you are new to the neighborhood (within a year) and have not received your free gifts and welcome packet, please let me know and I'll be happy to deliver it.*

Welcome@townelakehillshoa.com

Are you interested in purchasing our Towne Lake Hills promotional items?

Contact Tonia Nessler,

>Welcome@townelakehillshoa.com .

Do NOT contact the office.

Tote Bag - \$2.00; Koozie - \$2.00;

Lanyard - \$3.00; License Plate - \$2.00



◆ ACC Approval Required for Tree Removal ◆

Unfortunately, there have been many recent instances of unapproved tree removal within our community. While the Association makes every effort to accommodate homeowner requests, there are instances in which it is not appropriate to approve the removal of trees. Trees provide aesthetic appeal to our community, provide necessary buffers between properties in many instances, play an important visual role in streetscapes, and oftentimes play an integral role in the overall landscaping of a Lot. As a reminder, the Towne Lake Hills Community Association fine policy for unapproved tree removal is as follows:

Any homeowner who removes, or allows to be removed, trees without obtaining pre-approval by from the Towne Lake Hills Architectural Control Committee per Article VII Section 13 of the Declaration of Protective Covenants, will be subject to an



immediate \$250.00 fine. Further, the Association, in certain instances, may assess additional fines in excess of the \$250.00 initial fine based on the nature

of the violation, in addition to possible remediation (installation of new trees) and all other enforcement remedies afforded the Association by Article XV of the Protective Covenants.

Modification Request applications are available at www.townelakehillshoa.com, or in the property management office at 1007 Towne Lake Hills East, Woodstock, GA 30189.



This is a great time to look at your mailbox and make sure it looks its best.

- Make sure the post is securely in the ground, not wobbly and is standing up straight.
- Check to insure that the numbers are securely on the mailbox.
- Both door and flag must be present, in good condition.
- Mailbox needs to be clean and free from debris left by perching birds, mildew and faded paint.
- Please see the classifieds for someone to paint your mailbox.

The Towne Lake Hills HOA requires a standard mailbox be used by all homeowners. To order replacement parts or a new mailbox, please contact:

Global Home Products
3862 Peachtree Crest Drive
Duluth, GA 30097
770-409-8292

Replacement Parts: schedule@mailboxesatlanta.com



Please request approval for modifications to your home or yard.
modifications@sixesmanagement.com

Street #	Street Name	Resident Name		
420	Clubview Drive	Patrick & Susan Kaczaral		
	Paint home as submitted			
711	East Green Lane	Gerald & Mary Lockett		
	Paint home as submitted			
602	Goldpoint Trace	Geoffrey Grandstaff		
	Remove 3 trees as submitted.			
647	Goldpoint Trace	Michael & Julia Packer		
	Extend wall of kitchen as submitted.			
3029	Golf Crest Lane	William Robert & Jeanne Harkins		
	Paint apron of circular driveway black as submitted.			
702	Greenway Trace	Kelly McCormack		
	Replace deck as submitted.			
816	Hillcrest Lane	Harold & Lynn Dupuis		Approved w/condition
	Remove and replace trees as submitted.			
303	Hillpine Drive	Robert & Lorie Carmichael		Denied
	Paint home as submitted.			
303	Ironhill Trace	Bob & Nancy Schippers		
	Replace deck as submitted.			
305	Ironhill Trace	Alea Frenzel		
	Tree removal as submitted.			
	Paint home as submitted.			
314	Ironhill Trace	Donald & Jean Durzo		
	Repair and paint home as submitted.			
316	Ironhill Trace	Eric & Shannon Dyson		Approved w/condition
	Trim large tree in front yard as submitted, however, if tree is within 10 ft of any property line, the neighbors should be notified.			
361	Ironhill Trace	David Brannan		Approved w/condition
	Replace retaining wall. Wall will be no higher than 3 ft and install pavestone pavers under deck as submitted.			
2001	Linkside Lane	Richard & Kathy Colley		
	Remove 2 dead trees as submitted.			
204	Morning Mist Way	Andrew J. Ritchie		
	Replace deck and stairs and landscape as submitted.			
302	Quiet Hill Lane	Hilbert & Karen Wall		
	Paint home same as original colors, as submitted.			
311	Quiet Hill Lane	Hershel & Elise Tolson		
	Replace windows, doors and siding on chimney as submitted.			
607	Sagewood Court	Angel & Maria Zaballa		
	Tree trimming as submitted.			
	Replace roof and rotted wood on chimney as submitted.			
4000	Sunhill Court	William & Barbara Doran		
	Remove & replace 1 tree, sod back yard, cement patio under deck, add shrubs and fence as submitted.			
4002	Sunhill Court	Ronald & Ginger Anspaugh		
	Remove trees as submitted.			
	Replace existing fence as submitted.			

◆ Architectural Log ◆

Street #	Street Name	Resident Name		
1027	Towne Lake Hills East	David & Donna Heckelmoser		
	Remove 2 diseased pine trees as submitted.			
1031	Towne Lake Hills East	Bert & Megan Bondi		
	Landscaping as submitted.			
1043	Towne Lake Hills East	Alan & Carol Whitten		
	Install fence as submitted.			
1046	Towne Lake Hills East	Brian Kinney		
	Install basket ball goal as submitted.			
1049	Towne Lake Hills East	James & Gayle Allison Hedges		Approved w/condition
	Install windows as submitted. All windows must have the same tinting.			
1071	Towne Lake Hills East	Glen & Gretchen Dougherty		
	Remove 1 dead oak tree in front yard as submitted.			
1086	Towne Lake Hills East	Alan Harris & Tammy Bullard		Denied
	Paint home as re-submitted.			
1109	Towne Lake Hills East	Archie Speights		
	Repaint exterior of home and replace driveway as submitted.			
1117	Towne Lake Hills East	Paul Speed		Approved w/condition
	Miscellaneous home repairs and removal of trees within 10 ft of home as submitted.			
5015	Towne Lake Hills N	Volkar & Edith Knobloch		
	Remove 1 dead Oak Tree as submitted.			
2030	Towne Lake Hills West	Robert & Barbara Long		
	Landscaping beds as submitted.			
2052	Towne Lake Hills West	Joshua Musser		
	Paint home as submitted.			
3000	Towneside Lane	Robert & Christine Webb		
	Paint front door & shutters as submitted.			
	Remove and replace deck, same as original, as submitted.			
3001	Towneside Lane	Kent & Page Burklow		
	Tree removal and landscape renovation as submitted.			
3009	Towneside Lane	Kevin & Denise Kelly		Approved w/condition
	Remove dead trees and any tree within 10' of the house.			
3030	Towneside Lane	Theodore & Leah Dawson		
	Remove tree close to house as submitted.			
6033	Twinpoint Way	Randy & Jennifer Rinderknecht		
	Paint exterior of home and pour cement patio under deck as submitted.			
6040	Twinpoint Way	Eileen Currie		
	Replace stone front, window, door and awning as submitted.			
5019	Winding Hills Lane	Timothy Nash		Approved w/condition
	Remove 3 Dead trees and 1 Magnolia and replace trees as submitted.			
5038	Winding Hills Lane	Paul & Tracy Dicarlo		
	Paint home as submitted.			
5049	Winding Hills Lane	Anette Wayne		
	Plant 3 Emerald Green Arborvitae as submitted.			



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*Please see the website for details:
www.townelakehillshoa.com.*

Clubhouse Rental Rates

Main Level Rental Fee:

Ranges from \$125 - \$200 dependent on food and beverages

Deposit:

\$500 (fully refundable if the clubhouse is cleaned and has no damage)

Reservations:

Call Sixes Management at 770-575-0943

We are interested in using your photos from around the community in our newsletter. Please send pictures to us at

Newsletter@townelakehillshoa.com



**Great for your Holiday Gatherings
It will be decorated just in time
for all your parties.**



HOLIDAY DECORATING CONTEST

It's almost that time of year; Let the decorating for the holidays begin! We will be awarding our favorite decorated houses again this year. We are looking for light shows that make us stop and say, WOW. We are looking for decorations that make us say, OOOH. Could it be your house? The Winners this season will be selected as the 2017 Holiday Yards of the Season. The criterion is simple - go all out with lights and decorations! Be creative, innovative and interesting and you could be a winner. We will be cruising the neighborhood the 1st week of December, make sure the lights are on.

***HOA approval not required • Be creative and innovative
• Have fun and enjoy! •
Best of luck everyone, and Happy Holidays!***



Staying Connected

Towne Lake Times: our bi-monthly publication that is mailed to each home around the first of the month.

Email Blasts: sent from the management office

Facebook: information about the community is posted, find us at:
www.facebook.com/tlhoa

Website: We have a "New" look to our website. On our website you will find all of the neighborhood functions. You will find a calendar of social events, meetings, contact information for the board and management company as well as forms and information about our covenants / bylaws. Take a look at:
www.townelakehillshoa.com.

Twitter: (new) find us @TLHillsHOA.

Management Company: Sixes Management Group.
info@sixesmanagement.com or 770-575-0943





**Stop sign
not
a rolling
stop.**



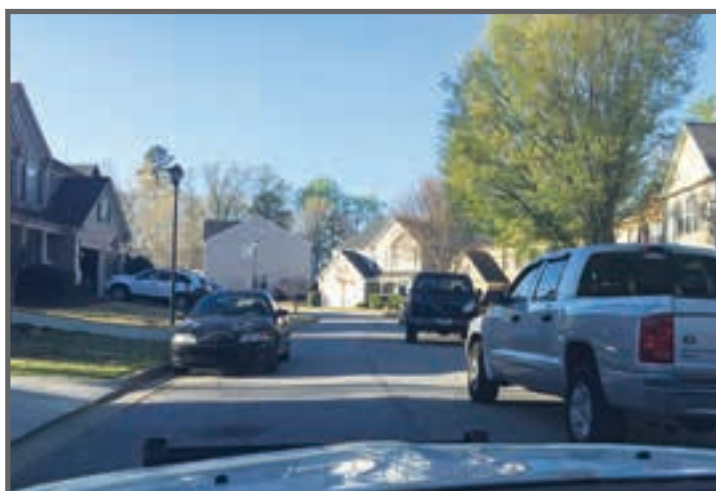
**Please
SLOW down.
Observe
posted speed
limits in the
community.
Children at
PLAY!**

**Police are patrolling
our neighborhood.**



Common Area Parking

Please refrain from parking on the main road by the tennis courts. We continue to see cars parked on the street while there are parking spaces available in the parking lot. We encourage you and your guests to park in the parking lot to help with the flow of traffic and prevent injuries.



**Please make sure street
parking doesn't hinder
emergency responses by
not leaving enough room
for trucks to pass.**

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You're Invited!

Wine Tasting and Yachting!
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**Thursday
November 16,
6:30-8:30pm**
at Towne Lake Hills ClubHouse
1007 Towne Lake Hills
East Woodstock

Enjoy a complimentary tasting of fine wines of Europe, hors d'oeuvres and a unique all inclusive Yachting experience on SeaDream Yacht Club! Come and learn about the best kept secret in European travel. Imagine yachting through the intimate ports of the Mediterranean enjoying fine wines, 5 Star Award Winning Cuisine and world class service with just over 100 people on board the mega-yacht.

Kindly RSVP to Maria Murray by November 13.
770-924-3235

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Visit our website:
www.threebrotherspainting.com



◆ Holiday Safety Tips ◆

Attention Neighbors,

Winter Holidays will soon be here and is a time when many residents go away for vacation. There are some specific steps that you can take to help avoid becoming a victim of crime while away.

Tips to avoid becoming a victim while away on vacation:

- Have a friend pick up your mail and newspapers. You can also have the post office stop your mail while away on vacation.
- Have a neighbor take in your trashcans if left out.
- Have someone keep an eye on your house.
- You can call the Cherokee County Sheriff's Office non-emergency number 678-493-4080 and tell them you will be away and to have an officer check your house. As a community service, they will have an officer check up on your house to check your doors and the security of your home while you are away.
- Have timers set up on lights and TV.
- Stop all deliveries.
- Place valuables in a safe deposit box.
- Park unattended cars in the garage.
- Remove valuables from cars and lock the doors.
- Insure that your doors are locked.

TIPS FOR A SAFE AND HAPPY HOLIDAY

During the year-end holidays, people are often busy, excited, and some- times a little careless. The following are a series of holiday crime prevention tips that should be embraced this holiday season.

At Home:

- Be extra cautious about locking doors and windows when you leave your house, even for a few minutes.
- Don't display holiday gifts where they can be seen from a window or doorway. Store gifts before you go away on a holiday trip.
- If you go out for the evening, turn on lights and a radio or television so the house or apartment appears to be occupied.
- Be wary of strangers soliciting for charitable donations. They may at- tempt to take advantage of people's generosity during the holidays. Ask for identification, how donated funds are used, if contributions are tax deductible, etc. If you aren't satisfied with the answers, don't give.
- Immediately after the holidays, mark new gifts with an identification number and record new serial numbers.
- Test your smoke detectors.

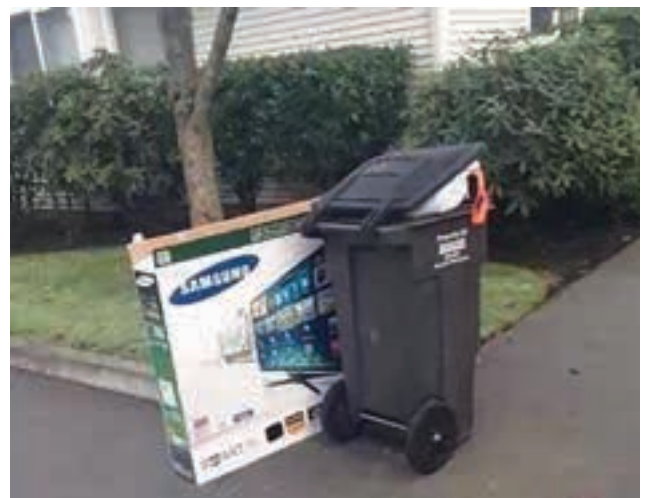
- Use only fire resistant ornaments on a holiday tree and make sure Electric lights are in good working order. Don't leave the lights on overnight or when you are away from home.
- If you have house guests, advise them of your security precautions and make sure they adhere to them.
- Avoid leaving boxes from purchases (especially TVs, DVD players, Computers, etc.) out on the curb for trash pickup.

Shopping:

- Shop before dark if possible. Possibly coordinate shopping trips with a friend. Never park in an unlit lot or area, no matter how convenient it is.
- Lock your packages and gifts in your vehicle's trunk. Keep your vehicle doors locked and windows closed.
- Avoid carrying large amounts of cash. Pay for purchases with a check, credit card, or debit card whenever possible.
- Be extra careful with purses and wallets. Carry a purse under your arm. Keep a wallet in an inside jacket, not a back trouser pocket.
- Teach children to go to a store clerk or security guard and ask for help if you become separated. They should never go into a parking lot alone.

Thank you Eagle Watch Dog for sharing.

Crime Prevention is a Community Commitment



PROTECT YOURSELF FROM PORCH PIRATES

PACKAGE THEFT PREVENTION TIPS



- Request a specific delivery date and time from the shipper when you know you will be home
- Have packages delivered to a place where they can be received in person, such as the home of a trusted neighbor, who stays home during the day
- Request that the shipper hold your package at its pick-up facility so you can pick it up in person at your convenience
- Provide delivery instructions to the shipper so that packages can be left at a safe location at your home that is out of sight from the street
- If your employer will allow it, have packages delivered to your place of work
- Consider a visible surveillance camera and a security company sign near the front door

Be Alert! If you see something, say something!
Call 911 for emergencies or crimes in progress



Social And Tavern Fun Events





Social And Tavern Fun Events



Please follow us on Twitter @TowneLakeHillsHOA and like the Towne Lake Hills HOA Facebook page @ www.facebook.com/tlhhua to learn more about social events coming soon to Towne Lake Hills or email socialtlhhoa@gmail.com to be added to the Evite list.

Please like The Grille at Towne Lake Hills on Facebook to keep updated on social events happening there.



facebook.com/tlhhua



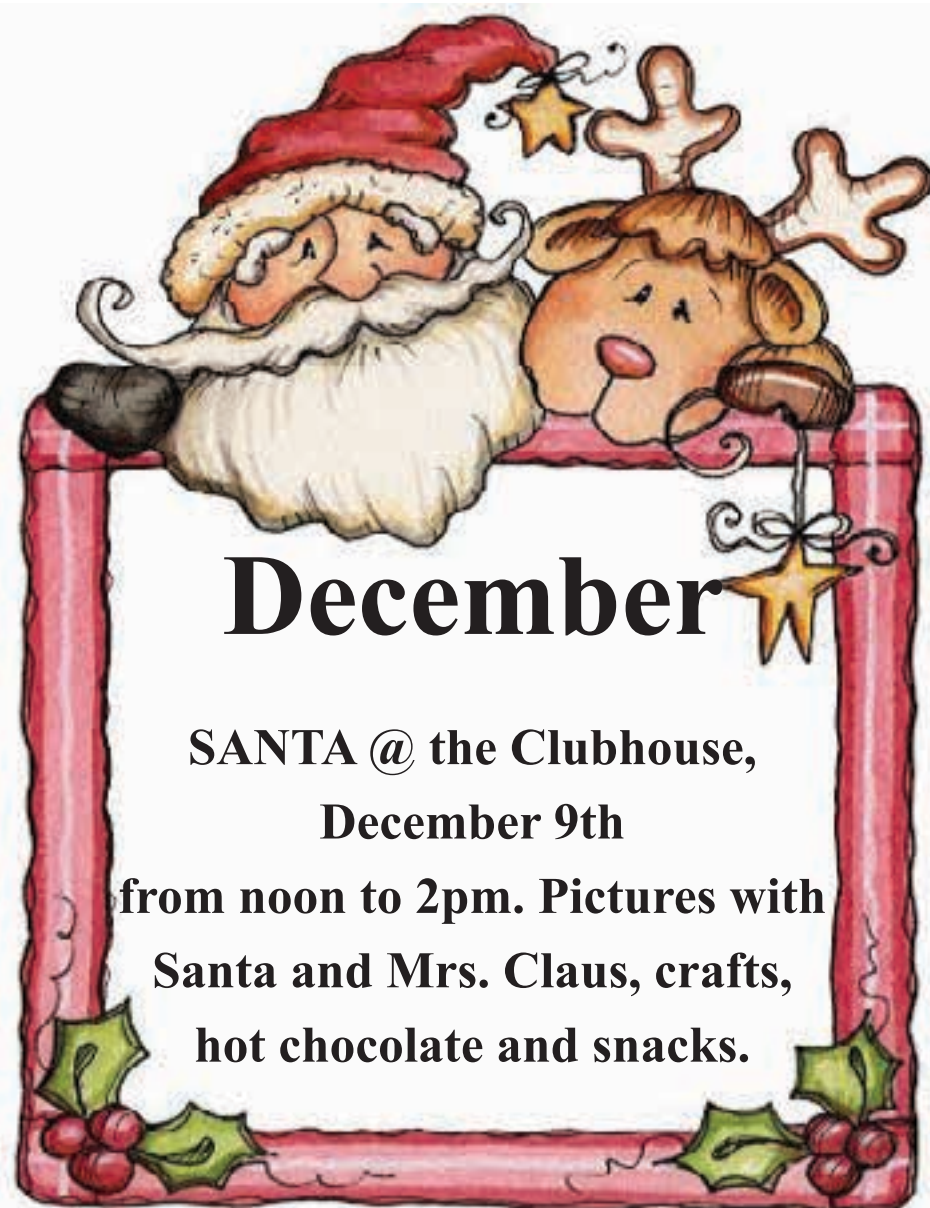
(new) find us @TLHillsHOA



Social Events



January 27th - SAVE THE DATE! Vegas Night at the TLH's Clubhouse. Join us as we transform the Clubhouse into an upscale Casino for a night. The evening will include the use of seven gaming tables, prizes, and drinks. This event will be limited to 100 so make sure you look out for the evite. RSVP will be required. More information to come.



November/ December

Family friendly night with movie, drinks, and snacks. Fun for the whole family. Look for more information on Facebook and invitation by Evite.

Please follow us on Twitter @ TowneLakeHillsHOA and like the Towne Lake Hills HOA Facebook page @ www.facebook.com/tlhhua to learn more about social events coming soon to Towne Lake Hills or email socialtlhhua@gmail.com to be added to the Evite list.



Tavern Events



Thanksgiving FEAST

Come join us for a buffet of your family favorites, Carving Station, Omelette and Waffle Station, Seasonal Sides and a Display of Decadent Desserts

Tavern at Towne Lake

11:00 first seating
2:30 last seating
\$24.95 pp \$14.95 children under 10
Reservation Required
den@tavernattownelake.com
1003 Towne Lake Hills East
770-592-9969 ext 2



Tavern at Towne Lake

Wine Dinner

Wednesday November 8th starting 6 pm

Alexander Valley Vineyards
paired with Chef's
4 course dinner

49.95 per person ++ -reservations required
1003 Towne Lake Hills East 770-592-3824 ext 2



New hours serving dinner 6 nights a week!

Tavern Hours

Monday – Saturday 7am – 10pm
Sunday 7am – 7pm

Kitchen Hours

Monday – Saturday 11am – 9pm
Sunday 11am – 3pm

Tuesday Night – Trivia at 7pm

Thursday Night - Prime Rib Special \$ 15.99

Tavern Events



LADIES
Sip & Shop
WEDNESDAY DECEMBER 6 FROM 4-7
VARIETY OF VENDORS
GREAT CHRISTMAS GIFTS
COME JOIN YOUR NEIGHBORS



Sunday Brunch
10-3
Every Sunday
(Alcohol After 12)



December 10
BRUNCH WITH
Santa!!
Join us for a Sunday Brunch Buffet and Santa will stop by your table for a visit.
Reservation Encouraged
Price is \$24.95 adults, Children 10 and under \$14.95 (plus tax and gratuity)
Brunch served from 11:00am - 3:00pm Santa Visits from 12:00pm
Carving Station, Variety of Sides and Salads, Dessert Bar, Kids Station
Reindeer Food for the Kids to Take Home



Happy New Year
NEW YEARS EVE
A night to remember
DECEMBER 31 ST 2017
8PM-1 AM
PRICE 39.95 ++
Tavern at Towne Lake
3 COURSE DINNER
DI - Champagne Toast - Party Noise Maker
RSVP 770-592-9369 ext 2 1003 Towne Lake Hills East



Oaks

Oaks at Towne Lake
4580 Towne Lake Pkwy
Woodstock, GA 30189
770.592.2195
www.oaksseniorliving.com

Now Open

Oaks at Towne Lake is a different kind of Assisted Living community; a difference which comes from the many extra things that we do every day. The love, compassion and understanding that can only come from a dedicated family and staff. We care for our residents as if they are our family.

Committed to serving with faith, knowledge, compassion and love!

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The Way In
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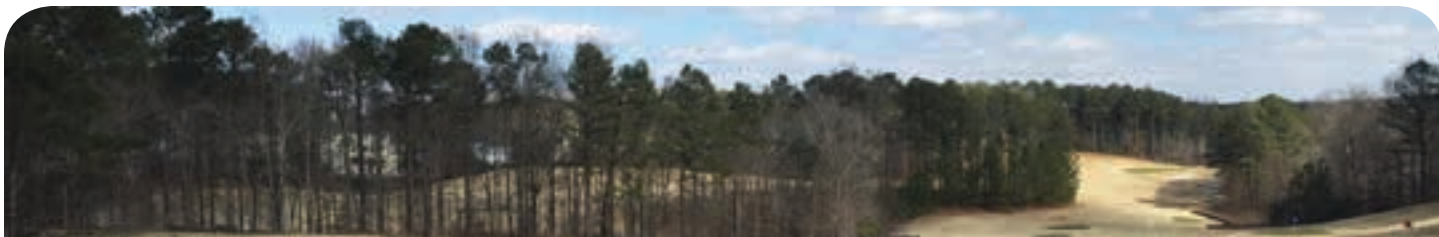
770.384.1886

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Golf



Towne Lake now offers custom club fitting, visit www.tlhacademy.com for more details!

HMS Gift cards are available, the PARfect gift for the golfer in your family!

Junior Golf Calendar

We would like to thank all of the juniors who were a part of our fall junior program. We had a record number of juniors, 52 in our after school program and 18 in our elite junior program.

We have an exciting new junior golf platform that we will be using starting in 2018. This platform will continue to elevate our junior academy to one of the top in the state. More info will be available soon on our website Tlhgolfacademy.com.



Up Coming Tournaments

Nov. 7th East Cobb Seniors
10:00am Shotgun Start

Nov. 10th Rotary Club Night
Flight Golf Tournament
5:00pm Shotgun Start

RESIDENTS, the golf course is private property!
Homeowners there is no trespassing, which includes, walking, jogging, bicycling, dog walking, skate boarding, etc.

Golf Course Information

Are you looking for a great gift idea for this coming holiday season? How about a gift certificate for golf lessons from one of our PGA Golf Professionals. Gift certificates can be purchased in the golf shop.

The Tavern's hours of operation will be:

Tavern Hours

Sunday – Tuesday 7:00am – 7:00pm

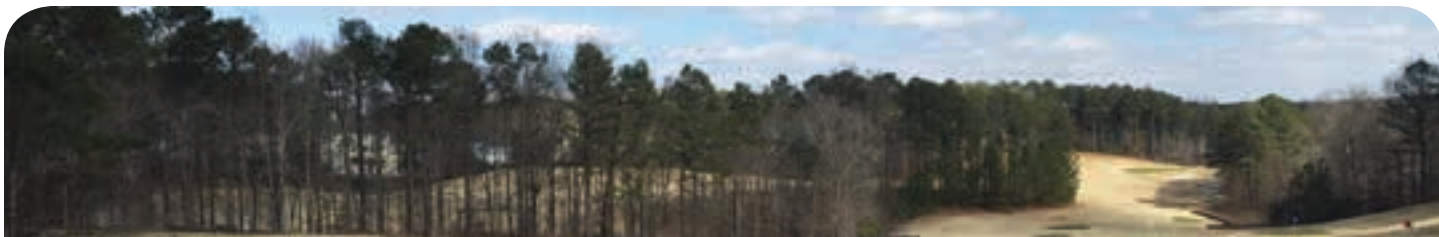
Wednesday – Saturday 7:00am – 10:00pm

Kitchen Hours

Sunday 10:00am – 3:00pm

Monday – Tuesday 11:00 – 3:00pm

Wednesday – Saturday 11:00am – 9:00pm



Golf



9/23 - 9/24

2017 Club Championship Results



← **Senior Flight Club Champions**
Johnny Rutledge Winner Gross Division
Tom Evangelista Winner Net Division



A Flight Club Champions →
Bruce Gaston Winner Gross Division
Greg Miracle Winner Net Division



← **B Flight Club Champions**
T.M. Nuckols Winner Gross Division
Steve Arnold Winner Net Division



Flight Champions →
Rob Szuba Winner Gross Division
Jeff Gooding Winner Net Division



Tennis

DATES FOR 2nd HALF 2017

NOVEMBER 16TH – ALTA ANNUAL MEETING
DECEMBER 2ND – WINTER LEAGUES CAPTAINS MEETING
JANUARY 6TH – WINTER MIXED BEGINS

WEEKLY SCHEDULE

MONDAY	
9:00AM – 10:30AM	ADVANCED DRILLS (MARK)
4:00PM – 5:00PM	JUNIOR CHALLENGER
5:00PM – 6:30PM	HIGH PERFORMANCE
6:30PM – 8:00PM	ADVANCED DRILLS (RYAN)
7:00PM – 8:30PM	INT MIXED DRILLS (SCOTT)
TUESDAY	
5:00PM – 6:30PM	JUNIOR STARS
5:00PM – 6:30PM	JUNIOR DEVELOPMENT
5:00PM – 6:30PM	HIGH PERFORMANCE
7:00PM – 8:30PM	ADV DRILLS (DARIN/CARLA)
WEDNESDAY	
9:00AM – 10:30AM	MIXED DRILLS (MARK)
3:30PM - 4:00PM	HOTSHOTS
4:00PM – 5:00PM	JUNIOR CHALLENGERS
5:00PM – 6:30PM	HIGH PERFORMANCE
7:00PM – 8:30PM	MIXED DRILLS (SCOTT)
THURSDAY	
4:00PM – 5:00PM	JUNIOR CHALLENGERS
5:00PM – 6:30PM	JUNIOR DEVELOPMENT
5:00PM – 6:30PM	HIGH PERFORMANCE
7:00PM – 8:30PM	MIXED DRILLS (SCOTT)
7:00PM – 8:30PM	ADV DRILLS (CARLA/DARIN)
FRIDAY	
9:00AM – 10:30AM	ADV DRILLS (SCOTT)
9:00AM – 10:30AM	MIXED DRILLS (MARK)

TENNIS NEWS

Please note that we are moving to a new communication system for our MEMBERS. We have a lot of people that have signed up. If you are interested in receiving information and you have not signed up, please send a text message to 7702843787 and type register in the body of the text. You then follow the prompts.

Playing a tennis match against an opponent is like any other competition. You must assess the strengths and weaknesses of your opponent, and then formulate a strategy for defeating your adversary based on those strengths and weaknesses.

Frequently I see players who lose a very winnable match because they did not implement the right game plan against their foe. Does he have a weak backhand? Does she struggle against topspin? Here's another acronym for you: ABT = Always Be Thinking. Start by varying your shots in the warm-up. Hit slice, topspin, high balls, low balls, hard shots, slow shots, and any other variations you can come up with. Then see how your opponent reacts to them. Keep a mental note of your opponent's tendencies and patterns. Use this information to your advantage.

CONTACT INFORMATION

DIRECTOR OF TENNIS

Mark Billson - (678)5914174

CHAIRMAN OF THE TENNIS

Jim McFerrin - (770)3178219

JUNIOR DIRECTOR

Darin Ayers - (678)4802632

ASSISTANT JUNIOR DIRECTOR

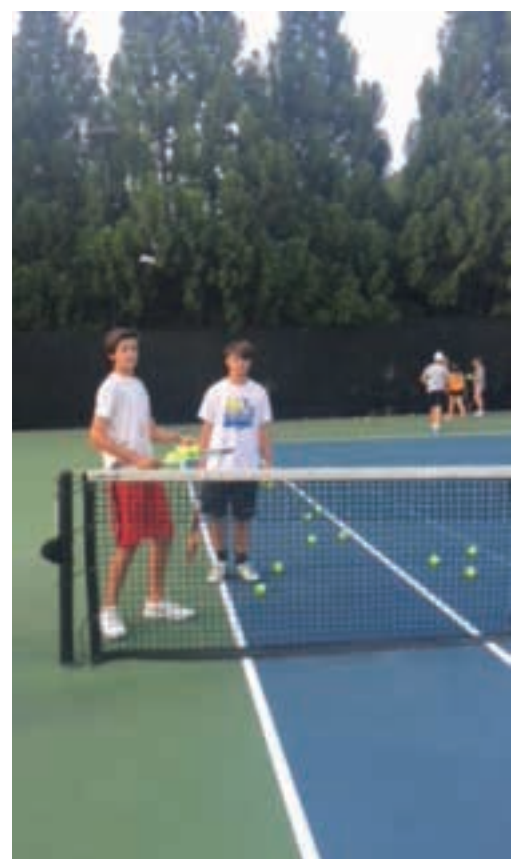
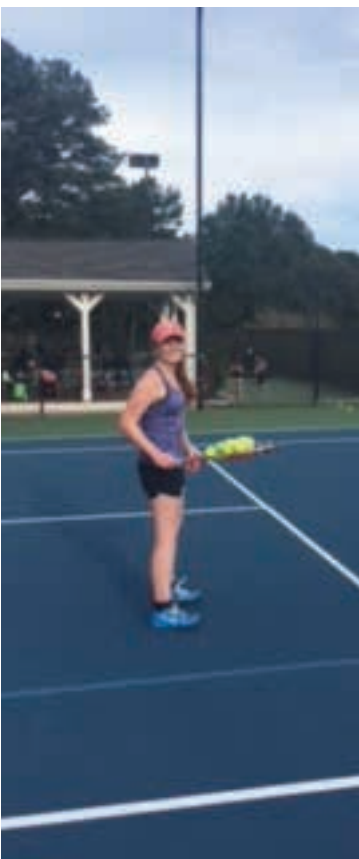
Carla Czaja - (770)8414625

EMAIL : tlhtennis@comcast.net

Website : www.townelakehillstennis.com



Tennis





Tennis

JUNIOR TENNIS AT TOWNE LAKE HILLS

Towne Lake Hills Tennis Club offers a great opportunity for you to get your child involved in a fun, exciting, lifetime sport! Smaller tennis courts, shorter racquets, and balls that bounce lower and move slower through the air, make it easier for kids to play the game and develop a love for tennis right from the start. Courts are smaller, so kids can cover them and have more success when they play. Smaller racquets make them easier to grip and swing. Kids have more fun, and want to play more often. Tennis is a sport that gets kids moving, improves balance, agility and hand-eye coordination, and can teach self confidence and self assurance. By getting your kids into the

game, you'll be opening the door to a lifetime of enjoyment! We offer classes to kids age 4 and up. Email us at tlhtennisacademy@gmail.com to get signed up!

In addition to our program for children ages 4-12 years, we offer an excellent opportunity for your middle school and/or high school player, with our Junior Stars, Junior Development and High Performance groups at Towne Lake Hills Tennis Academy! Check out our Facebook and Instagram pages! Coach Darin, Coach Carla and Coach Mark are always available to answer any questions! Just email us at tlhtennisacademy@gmail.com.

TLH TENNIS ACADEMY SCHEDULE – FALL 2017

Hotshots (ages 4-7) Thursday - 4:00-5:00

Cost: \$60/month

Junior Challengers (ages 8-12) Monday and Wednesday- 4:00-5:00

Cost \$60 for 1 day/week, \$85 for 2 days/week

**Junior Stars (ages 12 and up) Beginner and Intermediate,
Monday and Wednesday- 7:00- 8:00**

Cost \$95 for 1 day/week, \$130 for 2 days/week

**Junior Development - Intermediate and Advanced league
and tournament players**

Monday, Wednesday and Thursday - 5:00-7:00

Cost \$105 for 1 day/week, \$180 for 2 days/week, \$220 for 3 days/week

High Performance - Middle and High School players

Monday, Wednesday and Thursday - 5:00-7:00

Cost \$105 for 1 day/week, \$180 for 2 days/week, \$220 for 3 days/week

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Lawn Care

Lawn Care for November through December

Provided by Rachel Prakash, Cherokee County Master Gardener

- If you use large holiday decorations in the winter months, make sure to move them after a rain to prevent the grass beneath them from rotting.
- Make notes of any struggles you may have had with your lawn over the past year and plan to address them over the next year.

Cool Season Grasses (Fescue, Kentucky Bluegrass)

- Fertilize for the second time this season. Make sure to read the label and apply according to the directions.
- Sodding can be done at this time. Make sure that the soil stays moist, but not wet, for the first two weeks after laying sod. Try to prevent too much traffic from people and pets on the new sod.

Warm Season Grasses (Bermuda grass, Centipede, St. Augustine)

- These grasses should be dormant at this time. If you see spots of green, it is most likely a weedy grass that needs to be removed.



Fall Yard Clean Up List



YEA!!!! Fall is here! I would rather watch some football, visit the pumpkin patch, or sit around a fire pit than do yard work.... my grandpa always said, prepare it now and you can enjoy it later. I think his wise words could be used for more than just my yard but he LOVED his roses and the many other plants in his yard.

- Clean debris from base of roses and other ornamental plants
- Rake and Mulch
- Divide and cutback perennials
- Dig and store summer bulbs, dig up annuals, plant new blubs
- Clean up vegetable garden
- Lower height on the mower and mow one last time
- Stow your mower for the winter
- Aerate or dethatch the grass
- Feed the lawn and pre-emergence for the weeds
- Trim dead limbs and prune plants
- Plant Shrubs and Evergreens
- Bring Tender Container Plants indoor and protect cold sensitive plants
- Empty hose, Fountains, Drip Irrigation system,
- Turn off your outside water and store the hose
- Get furnace surfaced
- Seal cracks around doors and windows
- Make sure there aren't any blockages in the fireplace
- Clean your gutters
- CHANGE the BATTERIES on the Smoke detectors



Remember the Birds

- Clean out bird houses and bird baths
- Feed the birds, Feed the birds



Whew, I am ready to grab a blanket, a beverage and enjoy the fire pit. Happy Fall Y'all !!!!!

EDITH

We would like to encourage every family to practice home escape plans and know where your meeting place will be. The acronym EDITH stands for Exit Drills in the Home. This is vital for all who live in your homes. Having two ways out of each room and knowing where you are going to meet when you get out to assure all have exited. Practice the plan with members of the family. Children as young as 3 can follow an escape plan if they have practiced it often. Teach your children not to hide when they encounter fire — not even if they have started it. Firefighters in protective gear can look frightening. Take them to a fire station to see and to meet firemen and learn that they are friends and come to help.

Smoke Alarms / Detectors

Having working smoke alarms (detectors) and testing them monthly will increase your survival rate. The National Fire Protection Association (NFPA) states that in every 3 out of 5 fire deaths there were no smoke alarms or ones that were not working. Parents should install an alarm on each level of the home and outside bedrooms or other sleeping areas. Remember to test alarms monthly and change batteries at least once a year — preferably twice, at biannual time changes. If an infant sleeps in a separate room, place an alarm in the room. Smoke alarms are a key part of a home fire escape plan. When there is a fire, smoke spreads fast. Working smoke alarms give you early warning so you can get outside quickly.

Grilling and Fire Pits

- When lighting your grill/pit, be sure that there are no leaks.
- If you smell gas, turn the grill off and have the problem repaired.
- Always open the lid of the grill before lighting.
- Never leave the grill/pit unattended.
- Keep the grill/pit away from the house and deck railings.
- Maintain at least three feet of clearance for children and pets.
- Always remember to turn your grill off and the gas to it when finished.
- Always extinguish the fire pit when finished.

Fall Burning

When burning outdoors, please remember to obtain a burn permit through Georgia Forestry at 1-877-OK2-BURN (652-2876) or online at www.gatrees.org/onlinepermits. There are some ordinances that you need to be aware of as well.

- There is no burning allowed on Sunday's or at night.
- The fire needs to be attended to at all times.
- Piles should be kept small and only burn what is in your yard.
- No trash or building supplies are allowed to be burned.

Woodstock proper is within the metro burning ban from May 1st through October 1st every year, which bans all outdoor burning.



**Looking for
Volunteers for
Yard of the
Month Committee**

Resident Classifieds

List your services for FREE!

Towne Lake Hills residents may place a Free Classified Ad listed in the Towne Lake Times Newsletter for their services such as babysitting, cutting grass, pet sitting, tutoring, window treatments, etc. Contact Newsletter@townelakehillshoa.com to have your name and information added.

TUTORING

Certified teacher of 20 years has tutoring openings starting now and through the summer. Specialized in kindergarten - third grade reading and writing.

Call/Text Lisa at 757-639-6460

Top 10 Etowah High School Student can mentor and tutor your child. Math, Science, Spanish and more. Prepare your child for high school and better grades. Any grade level. Flexible schedule. Call Sydney at 678-788-5722

PET SITTING

JoAnn's Pet Sitting Loving and reliable in-home pet care service. Bonded and Insured. In business since 2004. 770-617-0221 www.joannspetsitting.com

Etowah High School Student would love to care for your pets. Please call Sydney at 678-788-5722.

Going out of town? No need for a boarding school! Call Eve at 404-641-9237 to reserve a play date with your pets and me right in your own home.

LAWN CARE

Nick's Lawn Care, winter cleanup, trimming, pruning. Free estimates-no contract. 770-364-9921 or 770-924-6060

MISC.

Real Estate: Deb Luedtke, Associate Broker/Realtor, Atlanta Communities, Team Welcome Home Pros. Call, text or email for professional advice regarding selling your home and/or buying a home. 678-907-2840/Deb@AtlantaDeb.com/www.AtlantaDeb.com/Broker: 770-240-2005 x 940

MAILBOX RESTORATION

Mailboxes by Tim, 770-298-7021 for reservations. Restoring/painting mailboxes with HOA approved paint.

TRAVEL SERVICES

Travel services - NO consulting costs, since 1997 right in your backyard. 770-924-3235- www.globetrottersinc.com-globe-trotters@comcast.net - insured and certified.



Volunteers Needed

We are looking for volunteers to fill a few positions.

We are looking for a Yard of the Month coordinator.

We are in need of volunteers for the pool committee.

We are looking for someone to help with maintaining our community website.

Please reach out to Nancy or Dolores with Sixes Management if you can help in either of these areas.



◆ Towne Lake Hills Sales - Real Estate Market Report ◆

Address	Subd/Complex	List Price	Sales Price	%Sales Price	Days on Market	Closing Date	Square Footage
ACTIVE LISTINGS							
605 Villa Estates Lane	TLHE	\$299,900					3,270
356 Ironhill Trace	TLHE	\$315,000					2,404
1022 Towne Lake Hills East	TLHE	\$384,900					3,948
715 E Green Lane	TLHE	\$414,900					2,979
5055 Winding Hills Lane	TLHE	\$390,000					2,895
3007 Golf Crest Lane	TLHN	\$539,000					4,217
106 Linkside Court	TLHE	\$379,500					3,498
1042 Towne Lake Hills East	TLHE	\$369,900					3,700
7012 E Hills Way	TLHE	\$400,000					4,046
105 Linkside Court	TLHE	\$375,000					4,388
5034 Towne Lake Hills North	TLHN	\$599,900					4,293
3010 Golf Crest Lane	TLHN	\$425,000					3,932
649 Goldpoint Trace	TLHE	\$479,000					5,434
3029 Golf Crest Lane	TLHN	\$650,000					5,642
3019 Towneside Lane	TLHE	\$400,000					4,566
318 Quiet Hill Lane	TLHN	\$499,000					4,784
1041 Olde Towne Lane	The Estates	\$775,000					7,418
1071 Olde Towne Lane	The Estates	\$899,900					5,325

UNDER CONTRACT

3006 Ironhill Way	TLHW	\$319,900					2,704
2012 Westside Lane	TLHW	\$317,500					3,046
6025 Twinpoint Way	TLHE	\$295,000					2,737
1084 TOWNE LAKE Hills East	TLHE	\$419,900					3,952
1011 Olde Towne Lane	The Estates	\$625,000					6,625

SOLD IN 2017

1079 Towne Lake Hills East	TLHE	\$450,000	\$430,000	91%	180	1/5/2017	5,086
2018 Westside Lane	TLHW	\$315,000	\$320,000	100%	84	3/3/2017	3,320
2014 Westside Lane	TLHW	\$299,000	\$299,900	94%	169	5/25/2017	4,048
2002 Westside Lane	TLHW	\$325,000	\$325,000	100%	4	8/9/2017	2,230
2054 Towne Lake Hills West	TLHW	\$340,000	\$338,000	99%	3	4/27/2017	3,291
2052 Towne Lake Hills West	TLHW	\$315,000	\$315,000	100%	106	7/19/2017	2,886
6006 Twinpoint Way	TLHE	\$459,900	\$450,000	98%	22	5/31/2017	5,035
203 Hills Way	TLHW	\$345,000	\$340,000	99%	3	7/14/2017	3,823
323 Ironhill Trace	TLHW	\$367,500	\$365,000	97%	31	6/27/2017	3,426
501 Knoll Pointe	TLHE	\$489,900	\$485,000	99%	1	7/31/2017	5,062
343 Ironhill Trace	TLHW	\$325,000	\$335,000	103%	2	6/16/2017	3,011
5013 Winding Hills Lane	TLHE	\$425,000	\$410,000	94%	46	3/29/2017	4,506
7001 E Hills Way	TLHE	\$489,900	\$470,000	96%	23	9/28/2017	4,420
4000 Sunhill Court	TLHE	\$340,000	\$330,000	93%	94	8/25/2017	4,156
806 Hillcrest Lane	TLHE	\$355,000	\$350,000	95%	61	5/10/2017	3,582
101 Linkside Court	TLHE	\$415,000	\$407,500	98%	18	7/10/2017	5,352
4003 Sunhill Court	TLHE	\$429,900	\$415,000	97%	32	10/2/2017	5,498
1117 Towne Lake Hills East	TLHE	\$350,000	\$345,000	86%	56	7/28/2017	4,630
1092 Towne Lake Hills East	TLHE	\$425,000	\$400,000	91%	60	5/26/2017	5,410
3018 Towneside Lane	TLHE	\$439,900	\$438,500	97%	30	8/3/2017	4,756
5049 Winding Hills Lane	TLHE	\$499,900	\$503,000	101%	5	7/26/2017	5,880
1120 Towne Lake Hills East	TLHE	\$450,000	\$447,000	99%	5	7/26/2017	4,137
305 Forkwood Trail	TLHE	\$310,000	\$295,000	95%	4	4/17/2017	2,246
209 Morning Mist Way	TLHN	\$699,880	\$655,000	94%	34	9/15/2017	7,407
108 Linkside Court	TLHE	\$414,900	\$414,000	100%	3	5/23/2017	4,469
206 W Hills Way	TLHW	\$369,900	\$369,900	100%	17	6/30/2017	4,029
1043 Towne Lake Hills East	TLHE	\$487,000	\$460,000	92%	74	8/18/2017	4,406



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 Premier Indoor Comfort - 770-345-9707

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Burns Law Group - 770-956-1400

Blinds & Shutters

Classic Blinds & Shutters - 678-820-7998

Closet Organization

Closet Designs & More - 678-392-4597

Decks/Outdoor Living

Leisure Time Decks - 404-935-0212

Dentists

Cedarcrest Dental - 770-627-5358
 Patrick Family Dental-Smyrna - 770-863-0005
 Nia Pediatric Dentistry - 770-479-9999

Electrical Services

Casteel Heating & Air - 770-419-7463

Flooring

Enhance Floors & More - 678-293-9974
 Select Floors Roswell - 770-299-1008

Home Theater/Automation

Atlanta Audio & Automation - 404-602-0559

Insurance

Allstate - Tevis Upton - 770-917-1111

Mountain/Lake Properties

Big Canoe Realty - 770-893-2733
 Lake Arrowhead Realty - 770-720-2700
 Path & Post Team - 770-720-4663
www.pathpost.com

Outdoor Kitchens/Fireplaces/Gas Logs

The Mad Hatter - 770-740-8133

Painting

The Painting Company - 678-710-9240
 Fillo Painting & Remodeling - 770-769-7941

Physicians

Atlanta Oral & Facial Surgery - 877-269-2637

Pest Control

Hole-In-One Pest Solutions - 770-445-2215

Plumbing

Plumb Pros - 770-384-1886
 Serv'All - 770-917-1852

Senior Living/Active Seniors

Oaks at Towne Lake - 770-592-2195
 The Arbor at Bridgemill - 770-691-0022

Swimming Pools

Executive Pools - 678-225-8892
 Mirage Pools - 770-886-1304

Tree Services

AKA Tree Removal - 404-496-5405
 Atlanta Tree Professionals - 404-909-8507

Under Deck Systems

Undercover Systems - 678-608-4384

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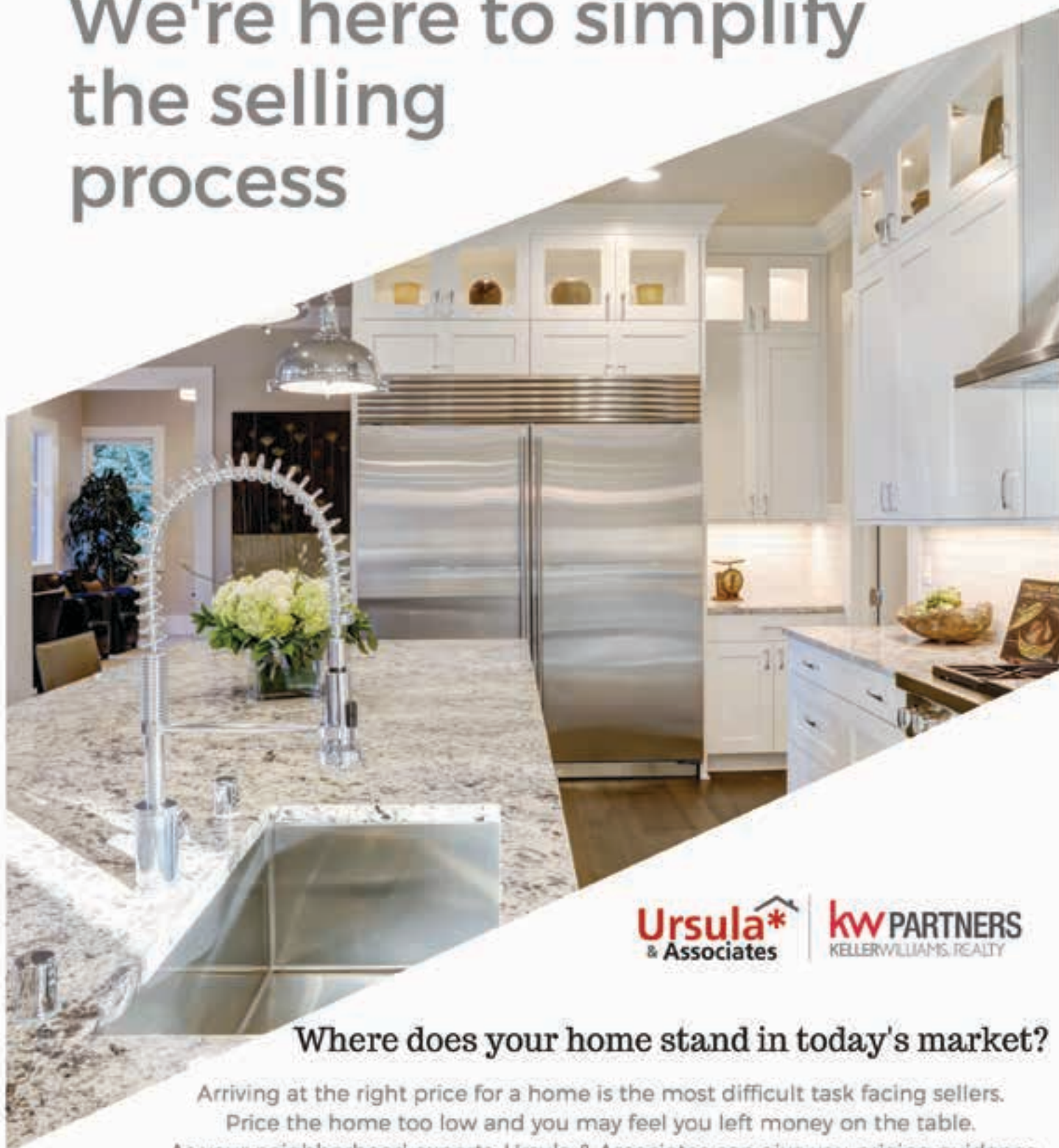


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