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The Board Report

For Chattahoochee Landing Homeowners and Residents
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JENNIFER DePACE
ADD'L MEMBER



Please plan to attend the **January 25, 2009 (Sunday) Chattahoochee Landing Homeowners Association's Annual Meeting**. The meeting will be held at Duluth's City Hall building located in Downtown Duluth's Town Green and called to order at 5pm ET. The purpose and agenda for the meeting is to nominate the 2009 Board members. More information on nominations or how to vote by proxy can be found at:

<http://www.clhoaduluthga.org/2009annualmeeting.html>

Now is a great time to serve your community!

Security Alert

Alert #1 - Although this type of solicitation (which may be a burglary attempt) has **not occurred in the Duluth area**, it has occurred in Forsyth and Hall County and north Gwinnett so we are providing the following information for your awareness. The following text has been compiled from both the Forsyth and Hall Counties Sheriffs' Departments.

"There have been recent incidents involving aggressive solicitation tactics by solicitors claiming to be with a carpet cleaner company. One complainant stated that a solicitor (a female in her 20's with long brown hair) knocked on her door saying that she was trying to help her boss get his carpet cleaning business started. The resident asked for a business card and the solicitor was unable to provide one. The resident also stated that the solicitor presented her with a can of air freshener when she started her sales pitch however took it back when the resident refused to let her in the home. The complainant said as the female was going through her sales pitch her facts about just who owned the business became unclear. The complainant became suspicious and closed the door on the solicitor. The solicitor moved on without further incident.

The Sheriff's Department has made contact with the solicitors and wrote citations for violation of their solicitation ordinance. There have been no other reports of any additional illegal activity (other than the solicitation ordinance) by these solicitors."

Our neighborhood has a "No Soliciting" sign clearly posted at our entrance. Should you be approached by a solicitor for a profit organization, please contact the City of Duluth Police Department.

Alert #2 – Post holiday packaging: News reports have suggested not piling up empty gift boxes from your new computer, DVD player, or stereo receiver on the street for the garbage man. Burglars appreciate knowing that you have expensive gifts inside for them to steal. Break them down or cut them up to conceal the items better. After a lucrative burglary, the chances of being burglarized again are increased to steal the new replacement products. Another option is to visit the City of Duluth's Public Works Facility, 2450 Chattahoochee Drive and drop your broken down boxes yourself. More information about the dump, its hours, and how to obtain a card can be found at: http://www.duluthga.net/dt/public_works/dumpster-info.html

Covenant and Bylaw Amendment Votes STILL Needed: You've probably noticed the new sign at our entrance stating how many more votes are needed to pass the amendments to our



covenants and bylaws that were put forth to the neighborhood in June of 2008. You may be wondering why you're even still hearing about these amendments. We **STILL** need 39 more votes to pass these amendments. You may think that enough of your neighbors will vote so that it's unnecessary for you to. However we have put these amendments forth to homeowners in person door-to-door, in individual letters, multiple newsletters, follow-up letters to homeowners who have not voted, and yet **more than half of our neighborhood has still not voted!** **WE NEED YOUR VOTES ON THESE AMENDMENTS FOR THEM TO PASS!** If you are unsure about whether you have voted or not, please contact Kim Belloni at the phone number on the front of this newsletter or by e-mail at

clhoa@clhoaduluthga.org. Continuing to print ballots and information on these amendments is costly so the Board is asking that you **PLEASE, PLEASE, PLEASE** visit the website noted below to review the information, print out a ballot, cast your votes on the amendments, and submit your

vote to the Board. **We absolutely cannot do this without you!** Help us get the number of votes needed on our sign down to ZERO!

<http://www.clhoaduluthga.org/covenantsbylaws/2008boardamendments.html>