



Lansdowne Neighborhood News

October, 2008

www.Lansdowne-Suwanee.com



OPEN POSITIONS - LANSDOWNE VOLUNTEERS – WE NEED YOU!!!



We have several people that will be rotating off of their positions on the board and committees January 1. This is a perfect opportunity for you to get involved in the “goings on” of our wonderful neighborhood.

First order of business however, is to send out a great big **THANK YOU** to those listed below that are leaving their respective positions. They have given their time over that last several years to serve Lansdowne and its residents!

| | |
|--------------------------------------|---------------------|
| John Buchanan | Board President |
| Linda Buchanan/Cambree Harris | Social Committee |
| Bo and Joanna Hunsucker | Clubhouse Committee |
| Mark Kronenberger | ARC Committee |
| Kelly VanScoy | Board Secretary |

Matt Shimkus is stepping up to manage the maintenance of the clubhouse but we have an **immediate need** for someone to handle the clubhouse bookings for the end of this year and next years term. Please contact **John Buchanan** ASAP for keys and instructions.

Tracy Blankenship and **Lee Atherton** will be assisting on the social committee but we need someone to head the committee.

We would like to have at least **2 volunteers** to take on the **Covenants** and **ARC** responsibilities.

Please contact **John Buchanan** at: jbuchanan225@gmail.com to submit your name.

It is because of our great volunteers that we avoid higher annual dues.

Without you, our annual dues (\$\$\$) would have to increase as we would be forced to hire a management company.

E-READ ALL ABOUT IT!!!

The board would like to request that **everyone** in our neighborhood sign up for our automated email bulletins by **subscribing to the Lansdowne mailing list on our website.** This is such an easy way to stay informed and an important tool for the board to get urgent info out to all residents. **THANK YOU** for your assistance!

WELCOME NEW NEIGHBORS



Mark and Karen Foster
Quinten and Cody
4537 Treadstone Court



AND THE CHILI COOK-OFF WINNER IS.....



The First Annual Chili Cook-Off had a turnout of 33 adults and lots of kids! We had 6 great Chili Contestants who supplied everyone with a taste of their wonderful recipes! Thanks to **Drew Goins, Greg Tiller, Cambree Harris, John Buchanan, Dick Mayer, and Lee Atherton** for taking the time to prepare a fun feast for us all!

John Buchanan made the winning "**Texabilly Chipotle Chili**", followed by Drew Goins' "Big Daddy Chili", with Lee Atherton's "Game Day Chili" taking 3rd. Every chili was delicious and we appreciate all entrants for their time and donation to the evening.

Thank you **John Buchanan** for asking two great area restaurants to donate gift certificates to our Homeowner Association event! Thanks go out to **Stephanie** at **Ippolito's** at Town Center and **Tim** at **Jim & Nick's BBQ** on Old Peachtree (by Home Depot & 85) for donating gift certificates for our Cook-Off. Please support these restaurants!

A special **“Thank you”** to everyone who helped out with setting up before & cleaning up after the event!



HARD AT WORK FOR YOU

Here is a list of some of our capital improvement projects so far this year.

- Tennis Pavilion – repainted by volunteers
- Playground mulch – installed by volunteers
- Purchased new pool umbrellas
- Repaired pool entry
- New “pool rules” sign
- Purchased new front entry sign
- New nets for the tennis courts
- New fall bedding plants at entry



HALLOWEEN PARTY DATE SET

Mark you calendars now!

Our annual Halloween Party has been set for **Saturday, October 25**, from **3-6 p.m.** at the clubhouse. In addition – our neighborhood **PACT officer** will be there to answer any of your questions.

Our social committee still needs volunteers to help pull off another ghoulishly great event!

Please contact:

Linda Buchanan, Cambree Harris or Tracy Blankenship for information on how you can help!



IMPORTANT CLUBHOUSE RENTAL NOTICE

Effective **January 1, 2009** the rental fee for the clubhouse will be **\$40.00**. Keep in mind the privilege of using the clubhouse is for those residents who are current on their annual dues. The rental fee applies to non-profit organizations as well.

SUGGESTION BOX

Do you have an idea you would like to share or have a suggestion you would like to make for the benefit/improvement of our neighborhood?

Remember...

Our website has a “**Suggestion Box**”. It is located on our Home Page: www.Lansdowne-Suwanee.com under the “Lansdowne Info” section on the left.

UPCOMING SOCIAL EVENTS

In the planning phases right now are “Doughnuts with Santa” and maybe even a Holiday Open House.

As always, the social committee can use volunteers to ensure that we all have a good time and things run smoothly.

JOIN OUR WALKING GROUP

Come and join the fun, get fit and socialize at the same time!

We meet at **8:45a.m. Monday--Friday** at the corner of Treadstone Overlook & Landover Way. If anyone from Amberton Crossing would like to join in, the group will pick you up at the clubhouse.

For more information, please contact **Linda Buchanan** at: jlksbuchanan@gmail.com.

KEEP OUR STREET LIGHTS ON

Please help us keep our neighborhood street lights in good working order. If you see a light out or malfunctioning in any way, please go to the Georgia Power link: <https://customerservice.southerncompany.com/Outage/Streetlight.aspx> and simply fill out the on line form. Georgia Power will repair the light.

COVENANT CORNER

ARC Change/Request Forms are available on our website

Tree Removal Covenant

No tree more than 4 inches in diameter at a height of 2 feet above grade shall be removed without the prior written consent of the ARC.

No flowering trees, regardless of diameter shall be removed without the prior written consent of the ARC.

No consent or approval shall be required for the removal of any trees regardless of diameter, that are located within 10 feet of a drainage area, a septic field, sidewalk a residence or a driveway.

Home Exteriors

Any change to the **exterior color** of any improvement located on a lot, including, without limitation the dwelling must be approved by the ARC Committee.

Pine Straw/Mulch

Each owner shall keep their lot and all improvements thereon in good order and repair. Please keep all islands and planting beds covered with pine straw or mulch so that no bare earth is visible.

RED OAK SANITATION

City vs. County

We would like to remind everyone that Lansdowne is in the city limits of Suwanee. Therefore, our neighborhood is not subject to the upcoming mandated trash program for Gwinnett County. If you received any information with your Red Oak bill to the contrary, please contact Kelly VanScoy.

Red Oak to implement a new recycle program in early 2009.

Stay tuned for details.....

