HIDDEN SPRINGS NEWSLETTER



H.O.A. OFFICE **100 Spring Way Square** Canton, GA 30114 678-822-4918 **HOURS MONDAY-Thursday** 8:00 AM TO 5:00 PM Friday by phone or email WWW.HIDDENSPRINGSTOWNHOMES.COM COORDINATOR@HIDDENSPRINGSTOWNHOMES.COM https://instagram.com/hiddenspringsh.o.a?igshid=YmMyMT A2M2Y=https:/ www.facebook.com/groups/3342231312679229/?ref=share &mibextid=S66gvF



If you are behind in your HOA dues, your card will be locked and deactivated until your account is current. Please read over the pool rules.

One Key Per Household, \$20 to Replace A Lost Kev

Anyone opening the door for people without keys will also lose their pool access.

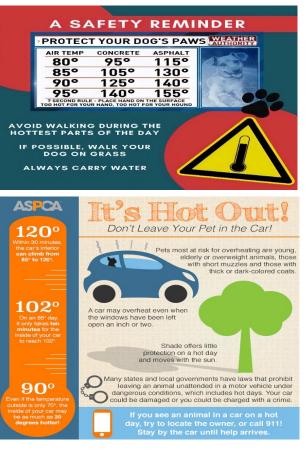
If you rent the clubhouse, you do not rent the pool. Restricting homeowners from the pool area is never an option.

May Issue, Volume 6, Issue 25



June 12^{th,} 6:30 at the Clubhouse











As an H.O.A. community, all homeowners and residents must abide by the covenants. For your copy of the H.O.A. covenants, guidelines, and easements, Please visit:

www.hiddenspringstownhomes.com

Hidden Springs Townhomes is an H.O.A.

Community, whereas every homeowner is responsible for paying their monthly assessment (dues) of \$95.00 by the first of each month. If assessments are not paid by the 10^{th of} each month, a \$10.00 fine will be charged. Some homeowners mistakenly believe that their mortgage company is covering the monthly assessment. However, mortgage companies DO NOT pay H.O.A. dues. The assessments are used to maintain the community, the common areas, and the bookkeeping. To minimize delinquent assessments, we are aggressively pursuing collections through our attorneys, which may result in a judgment being filed against the homeowner, garnishment of wages, or a lien on their property. Attorney fees will be the responsibility of the homeowner. Also, if your account is delinquent, you will be restricted from accessing the pool and tennis courts, and your passkeys will be deactivated. As an H.O.A. community, let's work together and be responsible for keeping our assessments (dues) paid and up to date.

PLEASE COME BY THE OFFICE TO GET YOUR CARD KEY REACTIVATED IF YOU HAVE A PAST-DUE BALANCE.

ONGOING PROJECTS FOR THE COMMUNITY

- 1. Drainage behind 111 to 119 and the end of Ash Street has been completed.
- 2. We're excited to announce that 10 Tea Olive trees are being planted along the walkway from Spring Way and Valley Crossing, and we encourage everyone to help care for these new additions to our community.
- 3. Four new plants are being planted at the front, between the two brick walls.
- 4. We have added a splash of color to our community by planting a variety of vibrant spring flowers in designated areas.
- 5. Pool and tennis court drainage tentative date 5-30-25.
- 6. Please note that the Landscapers will not cut wet grass. This policy is in place to ensure the health of our grass, and we appreciate your understanding and cooperation. Other services will be completed.



Click the link below to find out the events in Cherokee County for the month. <u>https://cherokeechamber.com/our-</u> community/visitors/special-events/

https://patch.com/georgia/cantonga/calendar https://www.americantowns.com/ca nton-ga/events/

Cherokee County Animal Shelter

Check us out on Facebook

<u>http://cherokeega-</u> animals.org/index.html





Welcome to Holly Springs

Learn more about our community by visiting:

Subscribe to <u>cantonsixes</u> <u>patch</u> for local news



ESL Classes Offered by Judy Creamer at 139 Spring Way Square. Low fees. Placement test required. Interested persons may call her at 770-363-8696.





Nextdoor

Join Hidden Springs on Nextdoor. https://hiddenspringscanton.nextdoor.com/

Parks & Recreation

Etowah River Park

J.B. Owens Park Old <u>Rope Mill Park</u>

Swimming Pool Rules

Residents **MUST** be in good standing with their association fees. **COME TO THE OFFICE TO PAY YOUR PAST DUE BALANCE MONDAY THROUGH THURSDAY.**

Key Card Access: One key card is issued per household. If your key card does not open the pool gate, you must call or visit the H.O.A. coordinator to have it reactivated.

Your key card will be deactivated if you are not current with your H.O.A. dues.

Homeowners who share their key cards with neighbors will have their cards deactivated, as will homeowners who bring their neighbors to the pool by using their key cards.

You must have a key card to enter the pool. If your card does not work, DO NOT ask someone in the pool area to open the gate. Surveillance cameras secure the pool area, and the person opening the gate for you will have their privileges suspended until further notice.

READ the posted **POOL RULES** sign in the pool area. Swim at your own risk.

Residents may bring up to **4 guests** to the pool at a time. They **MUST** always accompany these guests. Guests do not include residents of the community.

Children aged 14 to 17 may swim without adult supervision if a parent gives permission, but they are not allowed to bring guests or friends.

NO SMOKING or **VAPING** in the pool area. There is a smoking area outside the pool area.

Charcoal and Gas grills are **NOT** permitted in the pool area.

Dispose of all trash before leaving in the trash cans in the pool area.

KEEP bathrooms clean after use.

NO GLASS, including beer bottles, is allowed in the pool area.

NO PUBLIC INTOXICATION.

NO FOOD OR DRINK IN THE POOL WATER

NO PETS ALLOWED IN THE POOL AREA

The telephone mounted outside the clubhouse is for emergency 911 calls ONLY.

Please close the pool gate behind you. Propping the gate open is a violation of State Rules and can result in the pool being closed.

After using an umbrella, you must close it before leaving.

Violating Pool Rules and/or Allowing Blocked residents access to the Pool area may result in your pool access being denied for the summer.