

# Hidden Springs Townhomes Monthly Newsletter

100 Spring Way Square  
Canton, GA 30114

May Volume 23 Issue 5

H.O.A OFFICE  
678-822-4918  
HOURS MONDAY-Thursday  
8:00 AM TO 5:00 PM

Friday by phone or email

[WWW.HIDDENSPRINGSTOWNHOMES.COM](http://WWW.HIDDENSPRINGSTOWNHOMES.COM)

[COORDINATOR@HIDDENSPRINGSTOWNHOMES.COM](mailto:COORDINATOR@HIDDENSPRINGSTOWNHOMES.COM)



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ATTENTION  
  
HOMEOWNERS

HOA Meeting June 8<sup>th</sup> 6:30  
at Clubhouse



Pool is opening May 12<sup>th</sup>  
PLEASE CHECK YOUR KEY CARD  
MONDAY -THURSDAY BEFORE THEN.

## Trash Reminder

Trash receptacles are to be placed at the edge of driveways only on the designated trash day. Once trash has been picked up, these receptacles must be removed from driveways within 24 hours. When not on the street for trash pick-up, all trash receptacles are to be stored in the garage or "out of sight" behind a fence enclosure. All trash must be kept in bins at all times. Bags of trash or other household items being disposed of are never to be left outside bins. Accumulation of garbage and/or building material or of the like constitutes a nuisance.



# Neighborhood News

## MAKING CHANGES

### First Obtain Approval

**Our governing documents require that the Association approve all proposed Architectural changes before any work is started. The value of your home is directly related to the condition, appearances and aesthetics of the community. No work can be completed until the Association approves the request. A form can be found at [www.hiddenspringstownhomes.com](http://www.hiddenspringstownhomes.com) or contact the Coordinator.**

## Covenants

**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](http://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<sup>th</sup> of each month, a \$10.00 fine will be charged. Some homeowners are under the assumption that their mortgage company is paying the monthly assessment, however mortgage companies DO NOT pay H.O.A. dues. The assessments are used to maintain the community, common areas, and bookkeeping. To keep delinquent assessments at a minimum, we are aggressively pursuing collections through our attorneys, which could result in a judgement being filed against the homeowner, garnishment of wages, or a lien on your home. Attorney fees will be the responsibility of the homeowner. Also, if your account is delinquent, you are restricted access to 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.



I have received several complaints from residents and the Landscapers regarding pet owners not picking up after their pets. The landscapers have been informed not to maintain lawns fenced or unfenced if area is not picked up. He will send me details of the homes that he has not serviced because of this. HOA provides the bags and stations please be responsible and pick up after your pet.

# 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 will not open the pool gate, you must call or visit the H.O.A. coordinator to have your key card re-activated.

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 key cards deactivated. Homeowners who bring their neighbors to the pool by using their key card will have their card deactivated.

You must have a key card to enter the pool. If your card does not work, **DO NOT** ask someone currently in the pool area to open the gate for you. There are surveillance cameras securing 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** at a time to the pool. They **MUST** always accompany these guests. Guests do not include residents of the community.

**Children between the ages of 14 and 17** may swim without adult supervision with permission from a parent but are **NOT** allowed to bring guests/friends.

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

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

**Dispose of all trash** before you leave in the trash cans provided in the pool area.

**KEEP** bathrooms clean after use.

**NO GLASS** of any kind, 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 on the outside of 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 closing of the pool.**

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

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

# MAY EVENTS

Click the link below to find out the events in Cherokee County for the month.

<https://cherokeechamber.com/our-community/visitors/special-events/>

<https://patch.com/georgia/canton-ga/calendar>

<https://www.americantowns.com/canton-ga/events/>

## Cherokee County Animal Shelter

Check us out on Facebook

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



## Welcome to Holly Springs

Learn more about our community by visiting:

Subscribe to [cantonsixes](#) [patch](#) for local news



Join Hidden Springs on Nextdoor.

<https://hiddenspringscanton.nextdoor.com/>



## Parks & Recreation

[J.J. Biello Park](#)

[Etowah River Park](#)

[J.B. Owens Park](#) [Old](#)

[Rope Mill Park](#)



FREE ROOF INSPECTIONS



ROOFING STORM GUTTERS

**CALL US TODAY! 404-615-6436**

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Ayeisha McNeil

Speak Your Desires

“Take Life By The Throat And Make It Speak Into Existence What You Desire”

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Angry people who can't take a joke have no idea how hilarious they are to those of us who can.

