

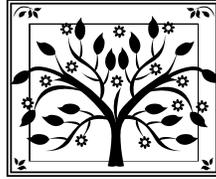


# Fleetwood Focus

SUMMER 2012

## Homeowners' Board of Directors

Nancy Haag: *President*  
Judie Cottrell: *Vice President*  
Deborah Stroud: *Secretary/Treasurer*  
Tim Weeks: *Member & DHNA Liaison*  
  
HOA website: [www.fleetwoodhoa.com](http://www.fleetwoodhoa.com)



## Management Company

Association Management Services  
Jim & Joan Atkeison  
P. O. Box 1126  
Brentwood, TN 37024  
Office: 370-8094  
Email: [assoc.mgt.svcs@comcast.net](mailto:assoc.mgt.svcs@comcast.net)

## VACANCY ON OUR BOARD OF DIRECTORS

One of our Board members has become unable to continue serving their term, so we now have a vacancy. If anyone would like to volunteer to pick up this term, please contact a Board member and/or our Management firm and let them know. This is a three-year term; the Board meets once a month - usually the third Tuesday of every month, except November and December - from 6:30PM to approximately 7:30PM.

If you have the time and desire, please consider volunteering and getting involved.

## FILING ARCHITECTURAL CHANGE FORMS

Everyone seems to be busy cleaning up yards, painting, and general fixing up of many of the properties in Fleetwood – which gives our development a welcome look to live in and come home to. We all like to see our neighbors work on their homes and yards to keep all of our property values up. But please remember that as you make exterior changes to your property, you need to complete and submit an Architectural Change Form to the Board for approval prior to making such changes.

In accordance with our Covenants and By-Laws, plans for exterior changes - such as re-roofing, painting and/or replacing siding, the addition of fences, pools, gazebos, storage sheds, etc., or extensive landscaping work - all need to be submitted to the Board for approval **before** work begins. A change form was included in the recent house folder that were distributed to the community. They are also available to print out from our website [FleetwoodHOA.com](http://FleetwoodHOA.com), or you can call our Management firm and have a form mailed to you.



With all the recent activity, the Board has been asked to remind property owners who make such changes to simply talk to your surrounding neighbors about what you're doing, especially if it might be temporarily disruptive to them (construction noise, commercial vehicles, materials that may flow beyond your yard, or if you need access through a neighbor's yard to complete your project). All our homes are very close to each other, and it's just common courtesy to keep your neighbor in the loop of your latest project.

Also, please be aware that you, along with the contractor, can be liable for damage done to other properties during your renovation, however unintentional. Therefore, be sure your contractor carries appropriate liability and workmen's comp insurance!

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## YARD OF THE MONTH

As promised, our Yard of the Month awards began in April. Congratulations to the following winners for April, May, and June, and be sure to check the Fleetwood website to see pictures of the yards (FleetwoodHOA.com):

- April: Edd & Caroline Jolly at 2916 Chapelwood Drive
- May: Virginia Petty at 3117 Lake Drive
- June: Ed & Lesia Jakubs at 3537 Greenwood Drive



Congratulations to our 2012 winners thus far. We still have July, August, September, and October to award, as well as our special Holiday award in December. So if you're hoping to be one of our very special residents to have the Yard of the Month sign in your yard, there's still several more chances this year! And remember, whether or not your home is picked, everyone in Fleetwood benefits from the beauty of well-kept yards!

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## ON BEING A GOOD NEIGHBOR

- \* Put trashcans out on the evening prior of your pickup day, and remove by the end of that day; store them out of sight...either in the backyard or garage.
- \* Park in your garage or driveway. If you must park in the street, please do not block mailboxes or the driveway across from you. And be sure to advise guests and contractors of the same.
- \* Please maintain your yard and landscaping - keep the grass mowed and bushes reasonably trimmed.
- \* Do not let your dogs run loose; keep them on a leash, and clean up after them when walking. Also keep your cats as house cats whenever possible. They'll be healthier, live longer, and your neighbors will sincerely appreciate it.
- \* Please maintain the gas or electric front yard light, keeping mantels lit and maintained.
- \* Clean algae growth from the siding of homes periodically.
- \* Be considerate of others when working outside with loud equipment and/or playing music.

A little courtesy and common sense go a long way in keeping our neighborhood attractive and a desirable place to live.

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## SERVICES AVAILABLE

Recently, Fleetwood had the brick wall all along Dodson Chapel Road pressure washed by F&C Pressure Washing. There have been a couple of inquiries about that service. Larry Walker of F&C wanted to let our residents know that his company would be happy to provide those services for our homeowners on an individual basis. In addition to pressure washing the siding and/or deck of your home, they also seal driveways, and do deck staining. He can be contacted at 496-0948 or 773-2149 to make an appointment for a free estimate.

*Please note, any arrangements you choose to make are between you and F&C - neither our Homeowners' Association nor Board of Directors are involved or have any liability in such arrangements. F&C can provide references for their work if requested. Fleetwood HOA is happy to give F&C excellent marks for the work they did for us, but we make no warranties for work you may have done on your premises.*

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## COMMUNITY NEWS & EVENTS

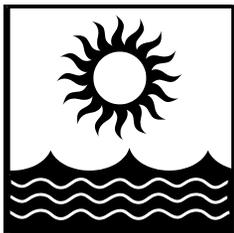


- Donelson – Hermitage Community Blood Drive - **June 26th**  
Register at [www.redcrossblood.org](http://www.redcrossblood.org)  
Metro Police-Hermitage Precinct  
3701 James Kay Lane, Hermitage 1:00 PM – 6:00 PM
- The "Music at the Mansion" series at the Two Rivers Mansion begins Saturday, **June 30th**. Featured artists for the night's event will be The Groove Dawgs playing the best of classic rock, rhythm and blues, as well as oldies. Other event nights in the series include Saturday, July 28th with world-class bluegrass music featuring Roland White and friends. and Saturday, August 18th as The Nashville Blues Society returns again this year with award-winning rhythm and blues. Two Rivers Mansion is located at 3130 McGavock Pike in Donelson. See [www.friendsoftworiversmansion.org](http://www.friendsoftworiversmansion.org) for more information.
- On Sale NOW... The Regional Transportation Authority of Middle Tennessee (RTA) will once again operate its special Music City Star train on Wednesday, **July 4th** from Lebanon to downtown Nashville for the Music City fireworks at Riverfront Park.. The train is scheduled to depart from the Lebanon Station at 4PM, stop in Martha at 4:13PM, Mt. Juliet at 4:24PM, Hermitage at 4:33PM, Donelson at 4:44PM, and arrive at Nashville's Riverfront Station at 5PM. The return train leaves 30 minutes after the conclusion of the fireworks. Visit [www.musiccitystar.org](http://www.musiccitystar.org) for more information.
- On **July 7th**, beginning at 7AM, DHNA is sponsoring a clean-up of Lebanon Road. The part of the road that we (the DHNA) sponsors is from Donelson Corporate Center to Kohl's. Volunteers are needed and should meet at the Corporate Center just before 7AM. Prizes will also be awarded to participants.
- On **July 9th**, DHNA is having an *ice cream social*; other sweets will also be available. This will be at the Hermitage Police station. The meet and greet will begin at 6:30PM; the program begins at 7PM. The presentation will be about the Community Emergency Response Team (CERT) program. Go to [www.Nashville.gov/oem/cert/index.asp](http://www.Nashville.gov/oem/cert/index.asp) for in-depth information on the CERT program.

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## USE CAUTION OUT ON THE LAKES THIS SUMMER

We have had a warmer and drier than normal spring this year, and our hottest months are still ahead. As a result, the levels in our local lakes are down. For those that boat and/or swim in those lakes, the following information (*re-printed from The Tennessean*) should be helpful.



The U.S. Army Corps of Engineers is urging boaters to be cautious in low-water conditions at Lake Barkley, Center Hill and J. Percy Priest Lakes. Lake Barkley is currently 1.6 feet below normal for this time of year, Center Hill Lake is 3.7 feet below normal, and J. Percy Priest Lake is 3.8 feet below normal, the Corps said. Boaters on these lakes should be on the lookout for any obstructions that may be exposed or just beneath the water.

Lake levels at the Nashville District's seven other lakes - Cheatham Lake, Old Hickory Lake, Cordell Hull Lake, Dale Hollow Lake, Lake Cumberland, Laurel River Lake and Martins Fork Lake - are generally at or close to seasonal levels, the Corps said.

For up-to-date information on lake levels and projections, boat ramp conditions, news releases and related links, visit [www.facebook.com/nashvillecorps](http://www.facebook.com/nashvillecorps).

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## HOA ANNUAL DUES

For those of you who have not yet paid your annual HOA dues, ***please*** contact Jim or Joan Atkeison at our Management company, 370-8094, and make arrangements to get those paid. They are more than willing to work with you and your budget issues to get your account up to date. Just please talk to them!

We don't like to constantly bring this up, but as noted in our Spring newsletter, those dues are critical to the upkeep of our community.

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## UPDATING YOUR EMAIL ADDRESS

From time to time, a neighborhood-wide email is sent out regarding an issue that can't wait until a newsletter. This can be anything from a lost pet alert, to a notice about a community meeting, to a police notice the residents need to know about. Just recently, such an alert went out for a lost set of house/car keys - and as a result, they were in fact found and returned to a very grateful owner.

On average, less than one a month is sent, so please don't be concerned about getting slammed with tons of junk emails.

Participation is, of course, voluntary. If you have not received any of our community emails, it's most likely because we don't have your current email address. If you wish to be on this list, please send your current email address to Vickilynne at [beeper7@hotmail.com](mailto:beeper7@hotmail.com). She is the current 'keeper of the list.' She is also the person you can contact for email address changes, if you wish to be taken off the list, or if you need an alert put out...like for lost keys or a wandering pet.



## EMAIL ADDRESSES FOR BOARD MEMBERS

Judie Cottrell: [judiebell@comcast.net](mailto:judiebell@comcast.net)  
Nancy Haag: [haagn145@gmail.com](mailto:haagn145@gmail.com)  
Deborah Stroud: [deborah.stroud@wallerlaw.com](mailto:deborah.stroud@wallerlaw.com)  
Tim Weeks: [timweeks@att.net](mailto:timweeks@att.net)

Should you decide to email a Board member, please be sure to put "FLEETWOOD" in the subject line so even if we do not recognize the sender, we will know that the email isn't spam and just delete it. And unless the email is of a personal nature, it's also a good idea to copy at least one other Board member and/or the management company, just in case your main email gets lost in cyberspace.

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- \* *To be sure of hitting the target, shoot first – then call whatever you hit the target.*
  - \* *Always borrow money from a pessimist. He won't expect it back.*
  - \* *Some people are like Slinkies ... not really good for anything, but you can't help smiling when you see one tumble down the stairs.*
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