

OAKLEY ESTATES HOMEOWNERS ASSOCIATION
P. O. Box 629
Fayetteville, GA 30214

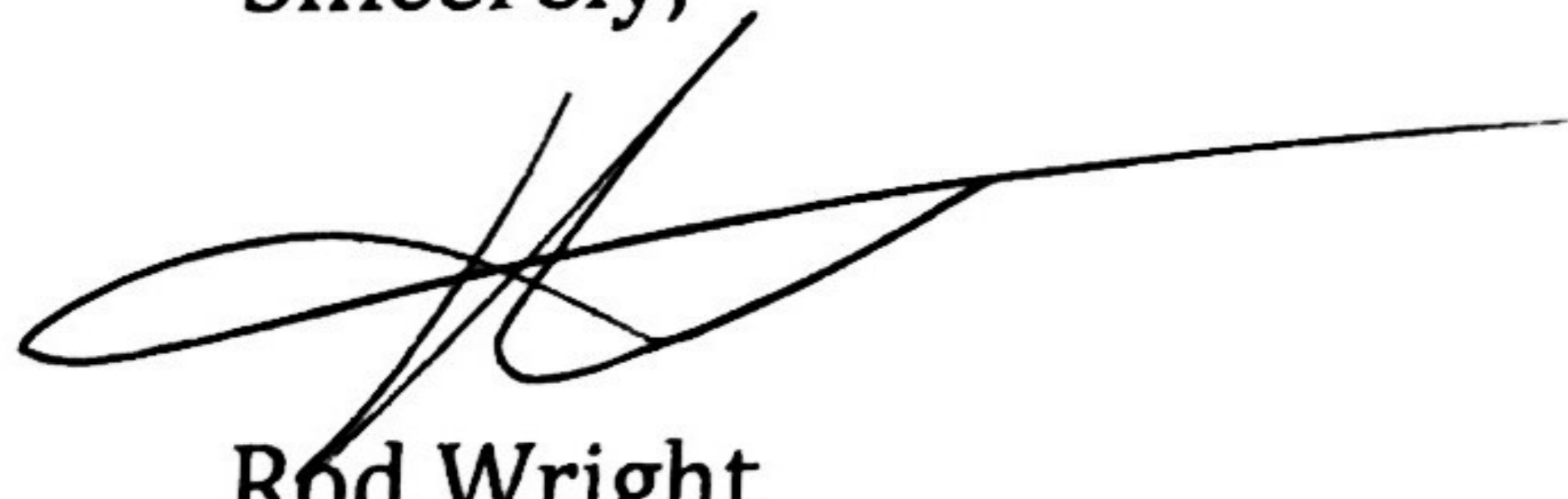
March 9, 2018

TO ALL OAKLEY ESTATES HOMEOWNERS

This is to advise that Rod Wright and Melissa Wright are resigning as Committee Members of the Architectural Control Committee for Oakley Estates Subdivision. Three people are needed to take over the Architectural Control Committee and handle the duties for the Homeowner's Association. Please email or call me and let me know what actions are being taken to select three committee members as soon as possible.

If I have not heard anything by May 31, 2018 as to the selection of three new committee members, I will have no choice but to release this to an HOA management company.

Sincerely,

A handwritten signature in black ink, appearing to be 'Rod Wright', with a long horizontal flourish extending to the right.

Rod Wright
thesubdivider@gmail.com
770-294-7990

GENERAL NOTES TO OAKLEY ESTATES HOMEOWNERS:

1. We are a single-family residential neighborhood where Restrictive Covenants are recorded in Deed Book 1739, Pages 413-417. We all agreed to abide by them when we signed the Deed of Record.
2. There have been several complaints about people not abiding by the Restrictive Covenants for the Oakley Estates. Please read your Covenants and make sure you understand and abide by these. If you do not have a copy of the Covenants, please feel free to contact Rod or Vicki at the office (770-460-5606) or by email to request a copy of the recorded Covenants.
3. Per the Declaration of Restrictions and Protective Covenants for Oakley Estates, Part One (Architectural Control) – “No building, structure, fence, wall, walkway, driveway, driveway pipes, landscaping, detached buildings, sheds, maintenance structures, exterior lighting, children’s “play houses”, swimming pool, or any improvement of any kind shall be constructed, installed or erected upon any lot, without Architectural Control Committee review and approval. Nor shall any exterior addition to, or change or alteration of a home, be commenced (including without limitation, the painting, staining, or other alteration of an exterior surface), nor shall any planting or landscaping on a lot be undertaken or materially changed or altered, until the plans and specifications, including front and side elevations, have been submitted to and approved in writing by the Architectural Control Committee.” Improvements also must be permitted with Fayette County when required.
4. Request to All – Be courteous of your neighbor when it comes to noise, firearms, animals and exterior lighting. If concerns come up, refer to Fayette County - Lighting, Noise and Firearms Ordinance.
5. Any lot owner in Oakley Estates shall have the right to enforce said Covenants and restrictions by due legal process. It is not the responsibility of the developer, P.G.C., Inc., or the Architectural Control Committee to prosecute any proceedings at law or equity on behalf of other lot owners.
6. Records are the property of “all” Oakley Estates homeowners and are available for review by contacting Rod Wright or Vicki at the office and setting up a time.
7. As a reminder to all homeowners, please contact the office at 770-460-5606 if you should need a copy of the Covenants.
8. We are a single-family dwelling neighborhood, designed to protect against depreciating effects. We all value our homes and equity in our property, so let’s work together in making Oakley Estates the best it can be.
9. We are looking into hiring an attorney to handle the transition of the Oakley Estates Homeowner’s Association.