

Yellowleaf HOA

*Yellowleaf Ridge Estates Homeowners Association, Inc.
Chelsea, Alabama*



IMPORTANT DATE

Sunday

December 9, 2012

HOA Meeting

2:00 PM

Tentative Location

Dogwood Creek
Park

Back-Up Location

Chelsea
Senior Center

From the President

On Saturday, Sept. 22nd, the HOA board hosted an Appreciation Day for our homeowners. You may have noticed us at the entrance passing out Bob Kelley's beignets & café au lait, plus giving a free car wash to anyone interested. It was a wonderful day - everyone enjoyed the fellowship and an opportunity to show how much we appreciate the wonderful support from the residents here in Yellowleaf.

As you can see on the website, we have made great progress on one section of Dogwood Creek Park. And now that the weather is getting nice, many of you have already begun to use the new swing set and picnic tables as well as the cleared section of trails. The park committee has great plans and there is much work to be done, so if you have a chance on the next Park work day, come out and help us create something that our neighborhood can be proud of.

THANKS! Paul E. Garmon



Cars Parked on the Street

Both Sweet Gum Lane & Sweet Gum Drive can be difficult to navigate due to cars parked on the street, particularly at night. This is also a safety hazard for our children. Please ask visitors and resident inhabitants to park their cars in the driveway. Your neighbors will most definitely thank you!

What's on Your Mind?

In a word, **traffic**. Whether voicing your concerns about parking problems on neighborhood streets, school congestion on Hwy 39, or questions about the impact of the new elementary school, many residents have been asking about traffic lately.

New School, More Volume?

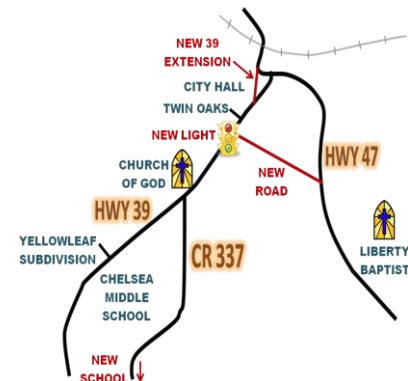
With the construction of Forest Oaks Elementary slated to open in Fall 2013, other area schools will be impacted. The Chelsea Park and Mt. Laurel Elementary schools will be restructured to serve grades K-5 (as will Forest Oaks). The Chelsea Middle School will continue to serve grades 6-8, expanding into the adjoining building currently occupied by the Chelsea Intermediate School.

Because of new school construction, County Road 337 was closed on August 20th up to the Brookchase subdivision. It will remain closed until the new paved Forest Oaks Blvd. is completed - it will run from the new school to Hwy 47. *So how will all of this affect traffic issues on Hwy 39, Hwy 47 & CR 337?*

In a telephone conversation on Sept. 19th with Mayor Niven, he was asked if the city had proposed entrance /exit solutions for the new school or solutions to help alleviate current traffic issues on the surrounding highways.

He responded with an awareness of the school traffic issues. An immediate remedy

will be the opening of Forest Oaks Blvd, with new school traffic flowing into Hwy 47. To address other traffic issues, the long term plan (1-2 years) is to realign the junction of Hwy 47 & 39 (see map below). From Yellowleaf, Hwy 39 would continue east to the railroad tracks on the left side of the old store near City Hall. A new road would connect Hwy. 47 (near Liberty Baptist Church) and Hwy 39 (near Twin Oaks subdivision). Both county and state officials will be involved in the proposed plan, thus determining the timeline and start date.



Traffic at YL Entrance

Concerns remain over traffic issues at the entrance due to school drop-offs and pick-ups. Letters sent to middle and intermediate school principals last Spring eliminated the problem of cars lining up inside the neighborhood entrance, and we remain vigilant in case it reoccurs. One suggestion that may also help is for Yellowleaf parents to park further down inside the entranceway so that needed U-turns back into the subdivision would occur below the island.

HAVE AN IDEA
OR INFO FOR THE
NEWSLETTER?

Contact Pam Kimball
pjk4@hotmail.com

WEBSITE
www.yellowleafhoa.com

Yellowleaf HOA

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Lagniappe

.. a little something extra ..



Don't you just love Fall?

Treasurer's Report

The budget for fiscal year 2012-13 was presented and approved by the HOA board on Sept. 9th. A conservative forecast, expenses will be managed, as always, with an eye toward saving dollars wherever possible.

2012-13 Expense Budget

\$3,651	Electricity
\$1,644	Lawn Maintenance Contract
\$ 905	Insurance
\$ 630	Fertilization & Mulch
\$ 361	Printing & Mailing
\$ 350	Water
\$ 350	New Wall Plantings
\$ 350	Accounting
\$ 350	Holiday Decorations
\$ 250	Entrance Repairs
\$ 240	Website
\$ 140	Miscellaneous
\$ 70	P O Box Rental
\$ 9,291	Total

Annual HOA Dues

If you haven't yet paid your annual dues, please send it in soon – it was payable on July 31st. The participation rate is now 51% of total residents, compared to 76% at fiscal year end on June 30th.

Dues payment and expense updates are posted on the website under *Treasurer's Report*. Also included is a copy of the annual invoice.

Other News & Reminders ...

WELCOME!

Welcome to new neighbors:

Corey & Monterious Drake
180 Hackberry Circle

Have we missed someone?
Please let us know!

HALLOWEEN

The COP will again assist Yellowleaf during Halloween trick-or-treat festivities on Oct. 31st, performing the same safety functions as last year: entrance traffic control, subdivision patrol car and monitoring from dusk to ~9:30pm. We are blessed to have three COP volunteers living in our neighborhood, including Asst. Deputy Director, Matt Mellen. By the



Park News

After a break from the summer heat, **Work in the Park Saturdays** resumed on Sept. 15th. Volunteers finished the play fort in the picnic area, and it's now ready for some fun! Included are two swings, a sandbox, a slide, a top floor observation area, and a fireman's pole. Every visitor to the area so far has tested out the swings – funny how they seem to bring out the kid in all of us! See website *The Park* for more details & pics.

One sad note to report – progress in the park is occasionally marred by vandalism, the latest damage done to the play fort slide (now repaired). While disheartening to park volunteers, it is more than offset by your enthusiasm and support for what has been accomplished. A mother and two toddlers were recently observed using the swings and slide, with squeals of delight and laughter. Their smiles were beautiful ... and makes all of the hard work *worth doing!*

Fundraising Continues

Many thanks to those who included a park donation with your annual dues. And more

thanks to all who bought Labor Day smoked ribs & Boston Butts – they were also treated to a free sample bag of cookies as a preview for tasty holiday offerings.

Fundraisers coming up are:

Oct 6 Chelsea Day Bake Sale At City Hall

Nov – Dec Holiday Cookie Sale



Wall Landscaping

An effort is underway to evaluate the landscaping by the Yellowleaf entrance wall. Plans will be drawn up next week and may include some of the same plant varieties used on the island last year. If you want to participate, contact Jim or Linda Powers at 566-2937. You can also check the website *Current News* for more details when available.

On the Website: Don't Miss:

- *Board meeting summary on 9/9
- *Park play fort construction pics
- *Heavy trash day pick-up info (10/20)

activity that has been mistaken in the past as a possible break-in with unthinkable consequences. Please inform your kids ...

FACEBOOK GROUP PAGE

The YellowleafHOA group page is available to all adult residents; info is posted often by neighbors. If you have a Facebook page, just send in a request to join – recent topics have included roofing vendors, heavy trash pick-up day, and lost & found dogs.

Email ADDRESSES

Do we have your current email address? Get timely Yellowleaf info by sending it to: pjk4@hotmail.com. It will not be shared with anyone...