



## A Message from the HOA President

by Kevin Boland

### FALL NOTES

Oakleigh celebrated Halloween this year on a warm Monday evening where there were numerous new residents with young kids, so it was great to see them in their costumes having fun. New friendships have been formed at family-oriented social events in our neighborhood such as Movie Night and the Fall Gathering, and very soon it will be Cookies with Santa on Tuesday December 6th! This past summer, our swim team the OakAmber Dolphins put in a winning season, hosting two home meets, which are like huge parties. In addition to tennis leagues playing on the Oakleigh courts, we now have pickleball and junior tennis lines as well. The swim team website is at [oakamber.swimtopia.com](http://oakamber.swimtopia.com). Look for them to start planning a new season around March.

### Yard Waste Pickup – Saturday, December 3

On Saturday, December 3, we have scheduled a fall yard waste pickup with Trash Taxi. On that day, there will be no limit to the number of paper bags of leaves/clippings that may be left out. Also, branches may be left out which are less than 3 inches in diameter and 4 feet in length, bundled with string or twine. Please leave the material out the night before, as the truck may arrive early in the morning. Yard waste only, no household garbage or appliances.

### Potholes

Recent torrential rain has exposed faults in the pavement in various spots in Oakleigh where potholes have formed, including a deep one at the corner of Waterbury Close. It was reported at the following website: [www.seeclckfix.com/cobb-county](http://www.seeclckfix.com/cobb-county). A crew was sent to Waterbury Close the next day. Unfortunately, the asphalt they placed in the pothole immediately caved in and was swallowed up.

### Clubhouse Climate Control System

On Friday, November 5, we replaced the air conditioners and furnaces in the upper and lower levels of the clubhouse. The previous units likely dated back to 1993. Thanks to Eddy Seagraves of Arctic Cool for getting us a good deal and quality installation.

### Dogs

It appears that Oakleigh dog owners have been doing a good job lately of picking up after them. Dog owners being respectful of others and keeping our sidewalks and lawns free of doggie doo deserves Kudos to you all, so keep it up! One area which could use improvement is dogs being left outside and barking for hours on end. While it may not rise to the level of violating noise ordinances based on decibels, it still detracts from the quality of life even more than leaf blowers.

### Oakleigh Executive Board

Kevin Boland

Lisa Parks

Danny Jones

Adam Kline

May Evans

[hoa@oakleigh-online.org](mailto:hoa@oakleigh-online.org)

### Oakleigh Website

<http://oakleigh-online.org>

### All-In-One (AIO) Manager

Jessica Jones

<https://allinonemgmt.com/>

## Cobb Property Taxes and Local Government

Last year, Cobb County re-assessed our homes while the valuations were spiking, and the good news is your house is believed to be worth around a half a million dollars, regardless of whether you could sell it for that price today given recent interest rate hikes. The bad news is your yearly tax bill increased by hundreds of dollars.

On May 24, the referendum to incorporate a new City of Lost Mountain was defeated. The argument in favor of incorporation was that zoning and re-zoning decisions should be in the hands of local residents most affected by it. If you drive up Lost Mountain Road, the development in which an entire forest was leveled and ground into mulch, sparing nothing, serves as a reminder of what some would like to see happening all around us. However, the overall need for this new layer of government was not seen as necessary, as the only thing they planned to do was take over our trash hauling. Since Oakleigh has the benefit of a contract with our hauler Trash Taxi or whomever else we do business with, that proposal was unnecessary. Recently, after the cityhood referendum failed, the Cobb Commission seriously considered taking over trash collection for all of Cobb County, but that plan is tabled for now.

Trash Taxi has announced that pricing for picking up a separate container of recyclable materials is going to increase to \$8.95 per month. Our quarterly rate is also likely to increase slightly this year but remain competitive with other local companies. Some residents see it as worth that price to feel like they are doing something for the planet by separating garbage, and it remains available for those who do.

## Financial Update

by Danny Jones

### ASSESSMENTS

Your HOA assessment is what allows Oakleigh to remain one of the best neighborhoods in West Cobb. These funds keep our amenities up to date, our grounds looking good, and the pool, tennis courts, basketball court, and clubhouse open for our resident's use. The assessment is a legal obligation you incur when you purchase a home in Oakleigh. Unfortunately, we have some residents who refuse to pay their assessment.

As of October 31, 2022 we have 12 residents who owe \$16,404 in past due assessments, some for several years. Ignoring the assessment does not make the obligation go away but only adds fines, late fees, legal fees, collection agency costs and a lien being placed on the property. We realize that financial hardship can occur and it might be difficult for some to pay the assessment in full. If that is the case, a resident can contact All-In- One to set up a payment plan. Our assessment is one of the lowest in West Cobb and we are grateful that a majority of our residents willingly meet their obligation to keep Oakleigh a great place to live.

## Architectural Control Committee (ACC) Update and Review

by Adam Kline

### ARCHITECTURAL CONTROL

All residents are reminded that it is necessary to obtain approval from the Architectural Control Committee before proceeding with any modifications to your property. Any adjustment to your home or property requires a modification request to be sent to the board. This process is simply to protect everyone's investment in the neighborhood. That includes getting new paint colors approved, addition of fences, removal of trees, landscaping adjustments, addition of structures or additions to the home. If in doubt, go ahead and submit the form – having that approval on record in the system protects you as well!

## Social Committee Update

by May Evans

The Social Events Committee is focused on providing opportunities to build a community within our neighborhood. We've hosted a handful of events this year that were geared towards school aged children and participation was tremendous. It is always great to see so many families come out.

The last event of 2022 will be **Cookies with Santa on Tuesday, December 6th from 6:00 to 8:00 PM**. Santa looks forward to returning to our neighborhood for our annual event. Enjoy cookies and a hot chocolate bar while you wait for your complimentary photo session with Santa.

Our committee is made up of a wonderful group of Oakleigh volunteers who generously donate their time and enthusiasm to ensure everything runs smoothly at these events. It is important to us that all homeowners try and participate in these as they are great opportunities to connect and help to create a stronger community. We really value the importance of these events and we know without these events Oakleigh would not be the same. The committee is looking for participants from Oakleigh to help us plan and chair events for 2023. If interested in learning more or joining, please send an email to [oakleighevents@gmail.com](mailto:oakleighevents@gmail.com)



**OAKLEIGH**  
SOCIAL  
COMMITTEE

**WE NEED  
VOLUNTEERS!**

[oakleighevents@gmail.com](mailto:oakleighevents@gmail.com)

## FAQ's

### 1. How do I reserve the Oakleigh Clubhouse?

Any Oakleigh resident wishing to have an event at the clubhouse can reserve the upper level which can accommodate approximately 60 people, or the lower level which is ideal for pool parties because it is on the pool deck. Before renting, one should read the agreement which requires the host resident to remove all garbage from the premises and do not dump it in any container anywhere on Oakleigh property. Also, users are responsible for any damage that may incur while using the facility. There is also a security deposit. During the summer months, anyone who wishes to bring a group of guests to the pool which exceeds the allowed number of 2 is required to book it, as it is considered to be a pool party. To check on clubhouse availability, please visit the Oakleigh website and review the information located under the Amenities tab. <http://oakleigh-online.org>

### 2. Does Oakleigh have a Facebook page?

There is a group on Facebook for Oakleigh residents and is a great way to keep up with all the community happenings. It is located at [Facebook.com/groups/Oakleigh](https://www.facebook.com/groups/Oakleigh). Send a request to join and an Administrator will review and accept.

### 3. How can I obtain more information on the tennis and swim teams?

Oakleigh Tennis Teams – For more information about the Men's, Women's and Mixed Teams hosted here in Oakleigh, please contact Mike McCall at [mmc8321513@aol.com](mailto:mmc8321513@aol.com)

OakAmber Swim Team – For more information about the Swim Team please visit the team's website at <https://oakamber.swimtopia.com>

### 4. How do we submit our 2023 graduate name(s) for the neighborhood graduation sign?

We will be providing specific instructions on how we plan to collect our 2023 graduate names. Please continue to monitor the Facebook page and the Spring Edition of the Oakleigh newsletter.

### 5. Where are the monthly Board Meeting Minutes posted on the Oakleigh website?

Meeting Minutes are posted monthly to the All-In-One (AIO) site <https://allinonemgmt.com/community/oakleigh/>

### 6. How can I get my gas lamp repaired or replaced?

The Board is currently reviewing repair and replacement options at this time and will notify homeowners as soon as possible.

### 7. What is the paint color for our Oakleigh mailboxes and where can it be purchased?

The Board is reviewing color samples and will notify homeowners as soon as possible.

### 8. How do we request a replacement Card for the Pool, Basketball and Tennis Courts?

Please contact AIO to request for a new card. <https://allinonemgmt.com/community/oakleigh/>