

Chattahoochee Landing Property Owners Association, Inc.

482 River Bend Rd., Cleveland, GA 30528
706-219-1366

May 2, 2019

Dear Chattahoochee Landing Neighbors,

It will soon be time for our annual meeting on June 9th. In the meantime, I would like you to give some thought to reviewing our covenants and restrictions before we meet. Our association was officially organized on the 4th day of May, 2003. At that time our covenants were amended from the original ones written by the developers, Lanier Chambers and Russell Ivie. The amended covenants were filed with the White County Clerk of the Court and are recorded in Book 875, pages 176-192.

Article VI, 6.03 defines the term of the covenants and reads as follows:

“6.03 The Covenants and Restrictions of this Declaration shall run with and bind this land, for a term of twenty (20) years from the date this Declaration is recorded, after which time they shall be automatically extended for successive periods of ten (10) years. The Declaration may be amended during the first twenty (20) year period by an instrument signed by not less than two-thirds of the lot Owners and thereafter by an instrument signed by not less than two-thirds of the Lot Owners. Any amendment must be recorded.”

We are approaching the sixteenth year of our organization. It would be advisable to review the covenants now and submit proposed amendments for discussion at our annual meeting in June.

I would like to propose one amendment change for your consideration:

Article V, 5.01.c – increase the size of dwelling from 1800 square feet to 2,200 square feet.

My experience as president over the past several years has proven that these covenants have served us well. Amending this article to a resident with 2,200 square feet improves the value and marketability of all residences. Most of the houses in our development already meet this restriction.

At our annual meeting, we will be electing vice-president and treasurer. I will be submitting my resignation as president at our annual meeting. Raymond and I will be moving to Gainesville late summer or early fall. So we will be electing a president as well. Betty Sloop and Barbara Schmidt are the nominating committee and will be submitting proposed nominees for these offices. I encourage you to mark your calendar now and save June 9th, 1:30 pm, to meet with your neighbors for this important agenda.