

Legacy Park Town Herald

For Official HOA News & Information

NOVEMBER 2025

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~ Cottage couple living at Sterling

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CONTACT INFORMATION

WWW.LEGACYPARK.ORG



Legacy Park Community Association, Inc.

4201 Legacy Park Circle
Kennesaw, Georgia 30144
HOA Main Office 770-919-2556
HOA Fax 770-919-0066

The HOA Office hours

Monday - Friday
from 10 am to 2 pm
and the first Saturday of every
month from 9 am to 11 am

HOA BOARD MEMBERS

Keith Simington, President
Keith.Simington@legacypark.org

Nimesh Patel, 1st VP
Nimesh.Patel@legacypark.org

Doug Tuchmann, 2nd VP
Doug.Tuchmann@legacypark.org

David Kirkland, Treasurer
David.Kirkland@legacypark.org

Michaela Hicks, Secretary
Michaela.Hicks@legacypark.org

HOA OFFICE STAFF

Property Manager

Candace Cole
propertymanager@legacypark.org

Assistant Manager

Alex Smith
assistantmanager@legacypark.org

Covenant Enforcement

Joanne Hart
covenantenforcement@legacypark.org

Activities and Sports Director

Michelle Melton
activitiesdirector@legacypark.org

Office Assistant

Danielle Denton
officeassistant@legacypark.org

COMMITTEES

Architectural Review Committee
modifications@legacypark.org

Covenant Committee
violations@legacypark.org

Cub Scout Pack 002
www.pack002.org

Boy Scout Troop 002
Troop002treasurer@gmail.com
Meetingtroop002@gmail.com

Election Committee

Deacon Henry
elections@legacypark.org

Finance Committee

Annette Hunter
ahunter.hats@gmail.com

Tennis Committee

tenniscommittee@legacypark.org

Pickleball Committee

pickleballcommittee@legacypark.org

SPORTS LEAGUES

LP Sports Director

Michelle Melton
sports@legacypark.org

Youth T-Ball

sports@legacypark.org

Youth Soccer

sports@legacypark.org

Travel Soccer

Roger Edwards
legacysoccerclub@legacypark.org

Adult Soccer

scottthiewes@comcast.net
lpadultsoccer@legacypark.org

Swim Team

LegacyParkSharks@yahoo.com

TENNIS

Tennis Director

Clifford Malivert
acsquaredtennis@yahoo.com
(404) 610-5129

KICK ATLANTA

Tony Chung
feelsgoodtwin@yahoo.com
678-722-6423

PICKLEBALL

Pickleball Director

Lisa DeGirolamo
pickleball@legacypark.org
404-234-7598

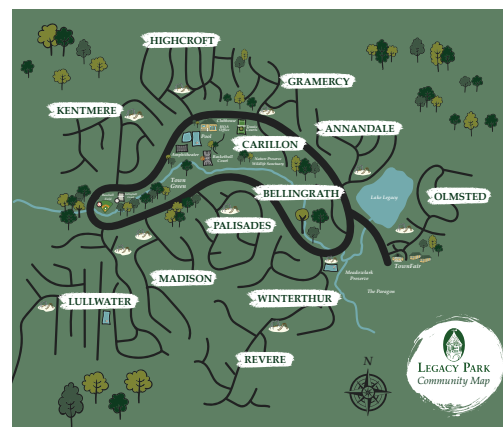
NORTHGATE

PROPERTY MANAGER

Bobby Hawkins
Bhawkins6@yahoo.com
770-367-4600



LEGACY PARK



FrontPorch
ATLANTA

CONTACT US TODAY

770-623-6220

info@frontporchatlanta.com

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NOVEMBER CALENDAR

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
						1 10:00-12:00 p.m. LP Trash Warriors
2	3 7:00-9:00 p.m. Boy Scouts @ Amphitheater	4 Election Day 8:00-10:00 p.m. Legacy Park Fall Classic	5 8:00-10:00 p.m. Legacy Park Fall Classic	6 8:00-10:00 p.m. Legacy Park Fall Classic	7 8:00-10:00 p.m. Legacy Park Fall Classic	8 8:00-10:00 p.m. Legacy Park Fall Classic
9 6:30-9:30 p.m. Mah Jongg Open Play	10 7:00-9:00 p.m. Boy Scouts	11 Veterans Day 10:00-11:00 a.m. Storytime 6:30-7:30 p.m. Regular Board Meeting Covenants Committee Meeting 7:00 p.m.	12	13	14 6:00-9:00 p.m. Friday Night Mixer	15
16 6:30-9:30 p.m. Mah Jongg Open Play	17 5:00-7:00 p.m. Travel Soccer Outreach 7:00-9:00 p.m. Boy Scouts	18	19	20	21	22 10:00-2:00 p.m. Pictures With Santa
23/30	24 Cobb County Holiday Break	25 Cobb County Holiday Break	26 Cobb County Holiday Break	27 Cobb County Holiday Break Thanksgiving HOA Office Closed	28 Cobb County Holiday Break HOA Office Closed	29



SCOUTIN' ABOUT



Troop 002

Troop 002 meets every Monday at 7:00 PM at the Legacy Park Clubhouse. If you are interested in joining Troop 002, stop by one of our meetings or reach out to Scoutmaster Jay McKoon or Committee Chair Mary Johnson at troop002@googlegroups.com.

In September, Troop 002 went up to Tennessee to camp at Hiwassee Ocoee State Park, right on the banks of the Hiwassee River. Troop 002 rented 2-man inflatable kayaks called "duckies" and paddled down the Hiwassee River. We had a great time! The scouts also posted the American flags at Legacy Park's entrance in remembrance of Patriot Day (9/11).

In October, Troop 002 camped in Acworth at Dallas Landing, where we picked up trash along the shore of Lake Acworth. The 5th grade Arrow of Light (AOL) scouts from Pack 002 camped with Troop 002 to experience a Scouting America Troop campout before they can crossover next spring. We played games, told jokes, performed skits by the fire, and completed the requirements for the AOL High Tech Outdoors adventure.

In November, Troop 002 will be platform camping at Squirrel's Nest in Unicoi State Park. The troop will also go zip lining nearby. The Troop has not done this trip since 2021, and it was a favorite trip then. We are excited!



Pack 002

If interested in learning more, or have a son/daughter interested in joining Cub Scouts with Pack 002 in Legacy Park, reach out to the Cub Master, Daniel Kingsmill, at daniel.kingsmill@gmail.com.

We have now officially started back up for the school year. At the end of August we had a pool party where new and returning scouts learned all about water safety while wrapping up the summer on a fun note. In September, scouts returned to their dens, where they once again began having den meetings.

Scouts are also around town selling popcorn in one the biggest fundraisers we do. If you're at a Walmart, Kroger, etc., and you see your friendly Pack 002 scouts selling popcorn, be sure to say hi and buy a bag of super-tasty popcorn.

Later this month, Pack 002 will be going on their first campout of the year to Bert Adams Scout Camp in Covington, GA for some great scout fun. They will be able to shoot bow and arrows, BB guns, and slingshots. They will also be able to rock climb, repel, and slackline.

If this sounds like a great time for your scout-aged kid, then be sure to reach out so that you can join us!

BE NEIGHBORLY

Neighbors are one of the greatest assets we have in Legacy Park. They can watch over each other's homes, retrieve mail, play with the kids, feed pets while you're away, and generally be there when needed. However, after living next door or down the street from each other for years, we sometimes forget the common courtesies that we should uphold as neighbors.

Here are a few reminders:

- **Maintaining Your Yard:** Keeping your yard clean and mowed is a neighborly gesture. However, throwing debris from your yard into a neighbor's yard is not considerate. Additionally, leaving debris in the street is a violation of city ordinances.
- **Dog Etiquette:** Walking your dog on a leash and carrying a pooper scooper is a responsible action. Dogs should not be off-leash in Kennesaw or Legacy Park, and allowing them to relieve themselves in a

neighbor's yard is not neighborly. Leashes are not only required, but they are considerate of people who are afraid of dogs.

- **Friendly Interactions:** Walking over to your neighbor's house to say "Hi" is a great way to foster community. Conversely, walking through your neighbor's yard to cut through to another location is disrespectful.
- **Parking Considerations:** Parking your car or your visitors' cars in the garage or driveway is courteous. Parking in the street in front of a neighbor's home or blocking driveways is not considerate.

These are just a few recent concerns shared by residents. Regardless of whether these issues affect you personally, it's important to remember how valuable your neighbors are. A little common courtesy and positive energy can go a long way in fostering a strong community.





PROPERTY MANAGEMENT REPORT



By Candace Cole

November is here — and like many of you, the office is eagerly looking forward to the holidays!

As the year winds down, we're busy wrapping up 2025 projects and preparing for a strong start to 2026.

MARK YOUR CALENDARS!

Our annual Visit with Santa is just around the corner! The clubhouse will be decked out in full holiday spirit, and Santa's sleigh will be ready for festive family photos.

A SEASON OF THANKS

In the spirit of Thanksgiving, we want to express our heartfelt gratitude to all the amazing volunteers who make Legacy Park such a wonderful place to live.

Our community thrives because of the time, energy, and dedication of residents who serve on committees and support events throughout the year:

- Board of Directors – Meets twice monthly
- Architectural Review Committee (ARC) – Meets monthly and reviews applications continuously
- Covenants Committee – Meets monthly
- Election Committee – Active during election season (currently seeking volunteers!)

- Finance Committee – Meets quarterly and weekly during budget preparation
- Common Grounds Landscape Committee – Meets as needed to review landscaping and enhancement opportunities

We're also grateful for the community members who lead and participate in groups like Trash Warriors, Mah Jongg, Boy Scouts, and Cub Scouts, and to our volunteers that support our Activities Director.

It truly takes a village to make Legacy Park thrive — and we're thankful for each and every one of you!

STAFFING UPDATE

After two years of dedicated service, Jose Vargas has retired from his role as Groundskeeper. His attention to detail and positive attitude will be greatly missed.

Please join us in welcoming Rick Hunter, a Legacy Park resident, as our new Groundskeeper!

Be sure to say hello when you see him around the neighborhood.

FINANCE & ASSESSMENTS

Assessment notices for 2026 HOA dues will be mailed soon. Please keep these key dates in mind:

- Assessment Due Date: January 1, 2026

- Late Fee Applied: February 1, 2026

The extra month accounts for mail delays — it's not an extension of the due date.

We encourage homeowners to make payments through the Resident Portal.

Tip: EFT payments have no fees and are credited directly to your account.

PROPERTY UPDATES

Landscape & Drainage

- The storm drain between Winterthur and Palisades was cleaned and reinforced with a concrete bed for improved drainage.
- Granite sand was added to eroded areas to enhance stability through winter.
- Dead plants were removed and replaced throughout the portals and landscaped areas.
- Final pruning and winter flower installations are scheduled this month — we're testing a new flower mix that shouldn't require netting and will bloom beautifully into spring.

Irrigation

Repairs along the exterior of the circle are complete, ensuring consistent coverage.



Playgrounds



- Gramercy Playground received a fresh coat of paint, now matching Annandale Playground — this color scheme will be the new community standard.
- Kentmere Playground will receive a new gazebo in December, along with repairs on the surrounding structures.

Electrical

The Winterthur light post has been replaced. We are still contemplating the light and plans for it to be the new

Legacy Park standard design. Send us your feedback. As mentioned in prior newsletters, our existing design is obsolete and we are not able to find replacements.

Signs

The no parking around the circle signs have been replaced and are consistent with our branding.



ON-CALL EMERGENCY LINE

Legacy Park now has a dedicated emergency phone number: 943-248-0751 For community-related emergencies only.

For all other matters, contact the HOA Office at 770-919-2556 or email HOA@LegacyPark.org — we'll respond on the next business day.

FROM ALL OF US AT THE HOA

It's a privilege to serve this wonderful community. I love our neighborhood and am always looking for ways to make it even better for everyone. Your input is always appreciated — you can reach me at propertymanager@legacypark.org. We may not be able to address every idea right away, but we'll be sure to add it to our agenda as we plan for the future.

Wishing everyone a warm, safe, and joyful start to the holiday season! Thank you for helping make Legacy Park the special community it is.

Your Legacy Park HOA Team

SAVE THE DATE

The 2026
Annual
Membership
Meeting will take
place on Tuesday,
February 10,
2026.

Holiday Lights

We are excited to continue our partnership with Bingle Premier Lighting! Bingle will be providing the holiday lights for the front entrance, each of the neighborhood entrances, the clubhouse exterior, and the amphitheater. Each design will also include beautiful garland and wreaths.

We hope to have the neighborhood illuminated by Thanksgiving Eve, so expect to see Bingle on the property in November as they wrap trees and prepare for the big reveal.

If you notice any lights that are not working, please contact the HOA office so we can get them fixed. You can email Alex at assistantmanager@legacypark.org or call 770-919-2556.



GET READY TO "FALL BACK"

Daylight Saving Time Ends
November 2nd when
2 a.m. becomes 1 a.m.

LEGACY PARK BOARD ELECTION



All Board nominations are due by
noon on October 30, 2025.



HOA OFFICE CLOSED

THURSDAY & FRIDAY
11/27 & 11/28

Happy
Thanksgiving



2026 ELECTION AND ANNUAL MEMBERSHIP MEETING

Again this year, we plan to utilize our electronic communication capabilities for the election and encourage residents to embrace this format while maintaining the integrity of our election process. The results of the election will be announced at the Annual Membership meeting on February 10, 2026.

In the past, we spent a substantial amount of money mailing information to 1,745 properties, but the same information can be conveniently accessed on our website and emailed directly to you. We will be using the email database we have been building over the past few years. If you currently do not receive emails from the HOA, please take a moment to register on Buildium.

Year	Total # of Votes	Total Costs
2020	373	\$7,358.00
2021	361	\$3,652.67
2022	387	\$3,827.13
2023	391	\$4,019.60
2024	390	\$4,518.49
2025	390	\$4,540.00

Some interesting facts on what running an election costs the HOA:

We've been encouraging you to sign up for access to your HOA account through our software package, which offers multiple features designed to enhance our service to you. If you haven't registered yet, now is the perfect time to do so!

If you get a welcome email from: donotreply@managebuilding.com with the subject line: Welcome to your new owner account with Legacy Park HOA! That means we have added your email address to our owner database. Please take the time to set up your account. As we continue to utilize technology for more efficient communication with our residents, we must have your current contact information for efficient and accurate communication.



2026 HOA BOARD OF DIRECTORS CALL FOR CANDIDATES

In 2026, three of the five seats on the HOA Board of Directors will be up for election. Do you have the qualities to be a great board member? If so, consider running—we'd love to have you on board!

WHAT MAKES A STRONG BOARD MEMBER?

Dedication: Passion for volunteer service (board members are not compensated).

Respect: Ability to engage in civil, productive discussions.

Listening: Residents and fellow board members want to feel heard.

Resilience: Stay calm and solution-focused during disagreements.

Teamwork: Collaborate, set aside ego, and celebrate others' contributions.

Adaptability: Embrace new ideas and technology.

Expertise: Skills in accounting, law, communications, design, construction, or team-building are especially valuable.

A strong board is diverse in skills, management styles, and personalities. Members attend at least two meetings per month and take part in community activities and special sessions. While you don't need

to know everything right away, learning the governing documents is important.

HOW TO GET INVOLVED

Leaders come from all walks of life, and there's no single mold for success. Many people don't consider running until they're asked! You may nominate yourself or someone else (with their permission).

To run, please submit:

- A short biography
- A statement of interest explaining why you're running
- A summary of qualifications

KEY DEADLINES

Board nominations: Due to the HOA office by noon on October 30, 2025

Biographies and photos: Due by noon on November 7, 2025

Candidate bios and photos will be published in the December 2025 Town Herald, and election results will be announced at the February 2026 Annual Meeting.

Submit nominations to:

Candace Cole, Property Manager
propertymanager@legacypark.org

For updates, visit: www.legacypark.org

2026 ELECTION COMMITTEE MEMBERS NEEDED

As we prepare for the 2026 Board of Directors Election, we are seeking volunteers to join the Election Committee and help facilitate the process.

While a third-party vendor manages the voting itself (there is no ballot counting by the committee or HOA), the Election Committee plays an important role by working with the Property Manager on tasks such as:

- Developing candidate questions to share with the community
- Organizing a Candidates' Forum to engage residents
- Announcing election results at the Annual Meeting
- Suggesting strategies to recruit Board candidates and increase voter participation
- Assisting with other election-related activities as needed

We're always excited to welcome new faces and fresh ideas. If you are interested in serving—or would like more information—please contact:

Candace Cole, Property Manager
770-919-2556
propertymanager@legacypark.org



Modification Application Process

- Homeowners can submit a new Architectural Request (Modification Application), upload the relevant forms and supporting documents, and the HOA team can communicate important status updates or follow up questions - all in the Resident Center. No more back and forth emails and phone calls and no need for external systems and paperwork.
- When a decision is reached, homeowners will be notified immediately.
- The approval/denial and application will remain on the homeowner account for future reference and be tied to your property.

How to Create an Architectural Request through Buildium

1. Log in to the Resident Center through a browser.
2. From the Resident Center menu, select Architectural Requests.
3. On the Architectural Requests page, the homeowner can view open **Projects**, along with the date of the request, current status, and the decision reached (once completed).
4. To create a new request, click **Create an Architectural Request**.
5. The homeowner can upload up to 10 files, each must be 15MB or less in size. Be sure the ARC Modification form is one of your documents.
6. Homeowner gives a **Name to the project**.
7. When ready, click **Submit request**.
8. After submitting the request, the homeowner can provide additional updated or upload new documents by tying in the Updates text box and/or clicking the Upload button to add more files, and then click Send.

While we encourage everyone to utilize this portal going forward, we realize this may not be feasible for all. Please work with the HOA office on requests if you are not able to upload into the portal.

Instructions

Please complete the Modification Form and upload it to your request. Modification requests are often denied due to a lack of information. Please check the Modification Application to confirm that all information is included in your specific request. Modification Form

Items to confirm you have submitted:

- Form with complete description.
- Pictures – Project location (House/windows/yard/etc.), sample pictures (windows, additions, etc.) and neighboring houses on each side.
- Paint chips/color samples.
- Drawings – Landscaping (placement with names), project location with measurements, etc.
- Plat of your property.

The information you provided is exactly what will be submitted to the ARC. If documentation is missing or incorrect, your modification request will be denied and you will need to resubmit the following month with the required information.



DUE BY SUNDAY, 11/9 BY MIDNIGHT

	LEGACY PARK COMMUNITY ASSOCIATION, INC.
	RETURN THIS FORM TO LEGACY PARK HOA – ARC MODIFICATION
	4201 Legacy Park Circle, Kennesaw, GA 30144
	Tel: 770-919-2556 / modifications@legacypark.org
<p>*Due by Midnight the Sunday prior to the 2nd Wednesday of the month.*</p>	

Architectural Review Committee “ARC” Request for Modification

I understand this application is based upon and sets forth requirements found in the Declarations of Covenants, Conditions, Restrictions (CCRs) for Legacy Park and the Design Standards.

PROPERTY ADDRESS: _____ DATE: _____

OWNER NAME: _____ PHONE: _____

EMAIL ADDRESS: _____

USE SEPARATE FORM FOR EACH REQUEST

Check appropriate box

Applications: The Application must be accompanied by necessary documents, photos, drawings, brochures, and any other information necessary to present to the ARC. An application submitted without all required documentation will be considered incomplete and your application will be delayed or denied. *Remember, the more details, the better!*

ARC Standards: The standards for approval of all requests shall include, but not be limited to: (1) aesthetic consideration; (2) materials to be used; (3) compliance with the design guidelines; (4) harmony with the external design of the existing dwelling, lot, and structures surrounding the dwelling; (5) any other matter deemed relevant by the ARC.

Appeals: The Association allows appeals of an ARC decision. Appeals must be submitted in writing to the HOA office in accordance with the Association’s governing documents.

IS THIS AN AMENITY LOT? YES or NO (circle one). Be prepared to provide a photograph of both the front and back of your home if you own an amenity lot – including “line of sight” from Legacy Park Circle, Legacy Lake, Legacy Park Boulevard, park area, neighborhood park, or pool.

☐ Painting

☐ Roof Replacement

☐ Pool or Spa

☐ Doors / Windows

☐ Landscaping

☐ Decks / Patios

☐ Fence

☐ Tree Removal

☐ Other

HOMEOWNER RELEASE: The homeowner acknowledges that pursuant to paragraph 11.6 of the CCRs, the review and approval of any application is made on the basis of aesthetic considerations only, and neither the HOA nor ARC shall bear any responsibility for ensuring the structural integrity or soundness of approved modifications, nor for ensuring compliance with building codes or other governmental requirements. Neither the Association, the Board, any committee, or member of any of the foregoing shall be held liable for any injury, damages, or loss arising out of the manner or quality of approved modifications to any Unit. Homeowner further represents and verifies that all applicable licenses and permits have been or will be obtained in accordance with all rules, regulations, and laws.

By signing this application, I have read, understand, and agree to the Homeowner Release printed above.

Homeowner Signature: _____ Date: _____

Office Use Only	
Accepted: _____	Accepted /Comments: _____ Accepted/Stipulations: _____ Denied: _____
Comments: _____	

**Architectural Review Committee “ARC” Request for Modification**

Address: _____

Painting: Include (1) photos of your house & both neighboring houses; and (2) color samples with manufacturer name, color name, number, and paint chips. All paint and color samples must be provided to the office (*photos of color/sample are not acceptable*). *If it is a standard color, you can check with the office to confirm if we have a paint sample.* See additional forms for the painting of brick.

***PLEASE PROVIDE PAINT NAMES AND MANUFACTURER IN THE APPROPRIATE BOXES BELOW:**

Siding		Front Door	
Trim / Gutters/ Downspouts/Vents		Other Doors	
Keystones	Keystones must remain natural and cannot be painted	Garage Doors (Same as trim)	
Metal Roof/ Chimney Cap		Shutters	

Describe your Project:

Doors / Windows: Include (a) photos of your house & windows and/or doors to be replaced; (b) a manufacturer’s brochure with the contractor’s work order describing the windows; (c) a photo of the requested windows and/or doors; (d) proposed color of the door. All windows must be single or double-hung, sliders are not approved. All windows must match, either all grids or no grids.

Fence: Include (a) photos of your house and yard; (b) pictures of the proposed fence; (c) details of the fence: height, style, measurements, materials, and color; and (d) a sketch for the fenced area on a plat. You are required to maintain all your property, including areas outside of your fence.

Roof Replacement: Include (a) photos of your house; (b) manufacturer name, materials, color; and (c) a sample of the shingle.

Landscape: Include (a) photos of your house and landscape area; (b) types of material to be used, i.e., shrubs, redesign, etc.; (c) a drawing with plant placement along with “example” color picture/photo of the proposed plants.

Tree Removal: Apply for a permit through the City of Kennesaw and provide that approval to the HOA. Plan to plant a tree somewhere on your property to replace the one removed.

Pool or Spa: Include (a) design by pool installer; (b) samples and/or photos to identify the type of material to be used for pool/spa, decking, etc., and (c) a plat showing the location on your property where the pool/spa and equipment will be placed.

Other Exterior Modifications: Deck, Screened in Porch, Gazebo/pergola, Play Equipment, Retaining Walls – Plat with a drawing of property including footage from the property line to the proposed structure, drawings, sample photo w/size and detail.



LEGACY PARK

2025 Event Calendar

Month	Date	Event	Time
Monthly	1st Saturday	HOA Office Open	9:00-11:00 AM
Monthly	2nd Tuesday	Storytime	10:00-11:00 AM
November	Saturday 22nd	Pictures with Santa	10:00-2:00 PM
December	Friday 5th	Holiday Bonanza	6:00-8:00 PM
December	Thursday 11th	Girl's Night In	7:00-10:00 PM
December	Saturday 13th	Santa Breakfast	8:30 & 10:00 AM
December	Saturday 13th	Low Speed Vehicle Christmas Parade	12:00 PM
December	Friday 19th	Trivia Night	6:30-7:30 PM



TRIVIA!

Get ready to end 2025 with a bang! Join us for a fun-filled evening featuring Trivia hosted by Wally's Trivia.

**December 19th @ 6:30 - 7:30 p.m.
@ The Clubhouse**

Form your team and get ready to test your knowledge! Already have a team? Email activitiesdirector@legacypark.org. Prizes will be given to the first two teams.



NEW SILVER SPONSOR:

Advanced Laser Cleaning Solutions LLC provides Kennesaw's industries and residents with a revolutionary, eco-friendly cleaning service that harnesses the power of advanced pulse wave laser technology. For local manufacturers, automotive, and aerospace businesses, we efficiently restore critical machinery and components by removing rust, paint, and contaminants without abrasives or chemicals, minimizing downtime and extending asset life. For our community, we offer unparalleled cleaning of everything from delicate stonework and historical landmarks to personal items, preserving their beauty without damage. Our process is safe, clean, and waste-free, ensuring a greener, more sustainable future for Kennesaw by delivering superior results for both industry and heritage. Contact information: Brendan Aylesworth 678-488-5677 or Advancedlasclean.com



Kick
GRAND
OPENING
EVENT

LIVE DJ, LIVE DEMO, PRIZES, GAMES, SWAG BAG AND MORE!

**2090 BAKER RD STE 301
KENNESAW, GA 30144
(PUBLIX PLAZA NEXT TO KEKE'S)**

**Saturday
Nov 8, 2025
11:00A - 2:00P**

2025 LEGACY PARK SPONSORS

Gold



Silver



Bronze Sponsors:

RK 360, Intercultural Fest, Holbrook Acworth, Depew Orthodontics, Express Oil Change/Jiles Road, Kick Atlanta, Revolution Auto Service of Kennesaw, Orthopedic & Sports Injury Clinic Kennesaw, and Vania's Little Einstein Home School Care



**HIDDEN
SMILE**

Depew Orthodontics has a hidden smile somewhere in this issue of the Legacy Park Town Herald. The first person to find it and email Michelle at activitiesdirector@legacypark.org with exact details of where it is hidden, will win a \$25.00 Amazon gift card!" PLEASE NOTE: To give others a fair chance, participants may not win more than one gift card in a calendar year.





Love the Outdoors Again!

Your peaceful retreat from pests and weather.

One to Fit Most Any Budget & Lifestyle!

Screen Enclosures
Florida Rooms
Glass Enclosures
Solariums

Victorian Conservatories
Georgian Conservatories
Conventional Sunrooms
Soft Vinyl Enclosures

Pergolas
Pool Enclosures
Motorized Screens
Patio Enclosures

Visit our Showroom:
2031 Baker Court NW, Kennesaw, GA 30144

Call today!

770-766-5388

View our completed projects at www.dcclosures.com



- Complete tree removal
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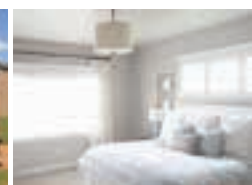
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Consultation**



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Please join us for our 22nd Annual "Girls' Night In" to benefit the KPD's Toy Drive at 3986 Palisades Main on Thursday, December 11th, from 7 pm to 10 pm. "Share the Cheer," and let's gather with a purpose by bringing a new unwrapped toy and your choice of beverage. Together we can make a difference for those in need in our community. If you are new to Legacy Park, this is a great way to meet some new friends. If you are a seasoned resident, grab a friend/neighbor and make it a night to unwind before the flurry of activity surrounding the holiday season sets in - it's always a fun night. Light appetizers and non-alcoholic punch served.

Unwrapped toys for children ages newborn to 16. If you don't have time to shop, gift cards or money donations are also welcome.






**BREAKFAST WITH
SANTA**

Join us for a celebratory breakfast with Santa! Breakfast is provided by Eatin' Fresh.

LEGACY PARK CLUBHOUSE

December 13th

8:30 AM & 10:00 AM
Slots Open Up November 13th. All Sales are FINAL.



Santa Breakfast

MENU

- Cinnamon Struseel Bake
- Hasbrown Casserole
- Sausage Links
- Scrambled Eggs
- Juice/Coffee

\$10.00 per person
No Refunds
Tickets go on sale
November 13th



Adult Only -
TRIVIA
Night

DEC 19, 2025

6:30-7:30 PM @ **The Clubhouse**

BYOB
Ages 21 +



Coming in
January 2026:
**Pasta Making
Class.**



PICTURES *With Santa*

BAKED GOODS | VENDORS | CRAFTS | PHOTO WITH SANTA

SATURDAY, 22 NOVEMBER 2025 | AT 10 AM

PICS WITH SANTA

Vendors Wanted

If you are interested in being a vendor at our Pics With Santa event to be held on November 22nd from 10:00-2:00 p.m., email activitiesdirector@legacypark.org. The fee is \$50.00.



BAKED GOODS NEEDED

Email activitiesdirector@legacypark.org if you would like to donate baked goods for Pics with Santa. All monies will be donated to KPD.





**LEGACY PARK COMMUNITY
BLOOD DRIVE**
**Wednesday, December 17th and
Thursday, December 18th
from 10:00 am – 3:00 pm
Clubhouse**

For more information or to schedule an appointment,
please go to www.redcrossblood.org and enter
sponsor code: legacypark or use the QR code above

Schedule your blood donation appointment today!

1-800-RED CROSS | RedCrossBlood.org | Download the Blood Donor App

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Save the Date!

Holiday Bouauza

December 5th @ The Amphitheater. 6:00-8:00 p.m.

Join us for a spectacular Holiday Celebration honoring traditions from cultures around the world! From music and dance to lights and culture – this is a holiday celebration you won't want to miss!

PERFORMANCES INCLUDE

- Sophia Gleason kicking off the festivities
- Katelyn McKoon and The Seasonal Quartet delivering holiday classics
- La Mardi Band, singing in both Spanish and English
- Jerry G. White with a dynamic holiday drumming presentation
- Kick Atlanta with an electrifying showcase
- Dance Tech and Talent lighting up the stage
- DJ Tony & DJ Alex of TRS Productions spinning the beats with a phenomenal light show





MAY RESERVATIONS OPEN ON JANUARY 2, 2026



CLUBHOUSE RENTALS

Reserve the Legacy Park Clubhouse for Your Next Event!

Perfect for birthday parties, baby showers, anniversary celebrations, graduation parties, and even small, informal weddings!

IMPORTANT RENTAL INFORMATION:

Clubhouse rentals are available exclusively to Legacy Park residents.

All reservation forms and rental agreements must be completed and submitted by a Legacy Park resident.

Before submitting your request, please check availability on the Legacy Park Calendar at www.legacypark.org under the Calendar section. The calendar reflects all confirmed reservations.

RESERVATION REQUIREMENTS:

To request a reservation, please submit the following:

- Completed Reservation Form
- Rental Fee and a \$300 Refundable Security Deposit

Please include both your first-choice and an alternate date/time in case your preferred option is already taken.

SUBMITTING YOUR REQUEST:

- Forms are available at www.legacypark.org under FAQ > Amenities > Clubhouse
- Submit forms in person to the HOA office during office hours or via email to: clubhouse@legacypark.org

- Payments can be made through your Buildium Account or dropped off at the HOA office during business hours.

Important: Reservations are not confirmed until both the completed forms and payment have been received.

Please do not use the dropbox for forms — we cannot verify the order in which they are received.

RENTAL TIME BLOCKS:

Monday–Thursday:

8:30 AM – 11:30 AM
12:00 PM – 3:00 PM
3:30 PM – 6:30 PM
7:00 PM – 10:00 PM

Friday:

8:30 AM – 11:30 AM
12:00 PM – 4:00 PM
5:00 PM – 11:00 PM (evening only)

Saturday:

9:00 AM – 12:00 PM
12:30 PM – 4:30 PM
5:00 PM – 11:00 PM (evening only)

Sunday:

10:00 AM – 2:00 PM
2:30 PM – 6:30 PM
7:00 PM – 10:00 PM

RENTAL FEES:

The Clubhouse is available for reservation in set time blocks of either 3 or 4 hours, except on Friday and Saturday evenings.

- Standard 3-4 Hour Rental Fee: \$200 per time block

- Non-Peak Rate: \$75 per block (applies to morning blocks, Monday through Friday)
- Friday & Saturday Evenings: The Clubhouse may only be reserved from 5:00 PM to 11:00 PM. The rental fee for this time block is \$400.

A \$300 refundable security deposit is required for all rentals.

RESERVATION POLICY:

Reservations are accepted up to 90 days in advance

HOLIDAY CLOSURES NO RENTALS AVAILABLE ON

New Year's Eve & New Year's Day
Easter
Memorial Day
Independence Day (4th of July)
Labor Day
Halloween
Thanksgiving Day
Christmas Eve & Christmas Day

For questions or assistance, please contact the HOA office during business hours. We look forward to helping you host a successful and **memorable event!**

FOR RESERVATIONS CONTACT



Danielle Denton,
Office Assistant
officeassistant@legacypark.org
with question or to reserve
the Clubhouse



FREQUENTLY ASKED QUESTIONS

Q Where is the HOA administrative office?

A It is located at ground level of the Legacy Park Clubhouse.

Q When does the Board of Directors meet?

A On the 4th Tuesday of each month in the evening at the Clubhouse. All homeowners are welcome to attend.

Q How do I obtain an amenity ID card and current stickers?

A Amenity tag stickers are distributed, by mail, in the spring of each year, if dues are paid in full. The ID card with a current sticker allows homeowners access to all of Legacy Park's common area and amenities. To get the ID card, please complete the form on our website under the Resident tab prior to stopping by the HOA office.

Q How many guests can I have?

A Up to (2) guests are allowed per resident over the age of 18 for use of the Trails, Town Green, Playgrounds, Amphitheater, Bandstand and Baseball Field, Swimming Pools, Tennis Courts, Volleyball Court and Basketball Court.

Unaccompanied children between the ages of 12 and 18 are allowed only one (1) guest while on LP property and when using the amenities.

Unaccompanied children between 12 and 15 cannot have a guest younger than themselves.

Guests are considered to be non-LP residents. LP residents that have had their privileges revoked cannot come as a guest of another resident.

A LP resident must accompany guests while on the common properties or while using any of the amenities. Long term guest (persons visiting for more than two weeks) may obtain a guest pass from the HOA office.

Q How do I reserve an amenity for a private event?

A Amenity Reservation forms are available on our website.

Clubhouse – FAQ/Amenities/Clubhouse

Amphitheater/Bandstand/Town Green/ Baseball – FAQ/Amenities/Amenity Reservation Form

Q Where do I get a copy of the Design Standards and Community Rules & Regulations?

A Your Welcome Packet includes them! To assure you have the most updated version, please visit Legacy Park's website at www.legacypark.org under FAQ.



Q Who is responsible for upholding the Design Standards and Covenants?

A Every homeowner is expected to maintain his or her property in a manner consistent with all applicable covenants. Refer to the Declaration of Covenants: Articles IV, V and XI. It is required that a modification application be approved by the Architectural Review Committee (ARC) before any changes are made to the exterior of your home, i.e. landscaping, painting, etc. Refer to Design Standards for additional information and restrictions. All violations of the Covenants or Design Standards may be assessed penalties.

Q What modifications do I need to get approval for?

A Approval is needed for anything you do on the exterior of your home and property, front and back. This includes all landscaping, paint (even if painting the same color), new door, new roof, new windows, fence, patio, trampoline, etc. If you are not sure if it needs approval, please contact the HOA office.

Q When are Homeowner Assessments due?

A They are due annually by January 1st. An invoice will be sent prior to this date; however, as stated in our covenants, not receiving an invoice is not a valid reason for not paying your assessments. Refer to Declaration of Covenants-Article X. A 10% late fee will apply for payment received after January 31st and interest will accrue on the assessment with a late charge at an annual rate of 7%.

Q What happens if I don't pay my Homeowners Assessments?

A As mentioned above, there will be a 10% late fee and interest will accrue on the assessment with a late charge at an annual rate of 7%. Also, suspension of all Owners' rights to access or use any of the Legacy Park common areas, amenities and any Legacy Park supported events will occur. The HOA also reserves the right to take legal action, including but not limited to, liens against the property.

Q Who is responsible for what?

A Each week the HOA office receives many calls wanting to know if the HOA is responsible for a specific area. Here is a brief rundown of some of the more common questions.

Amenity and Common Areas: These areas are owned and maintained by the Legacy Park HOA. The dues paid by each homeowner contribute to the upkeep of these areas: The main Legacy Park entrance, the area along Legacy Park Boulevard, Lake Legacy, the area along Legacy Park Circle, the neighborhood entrances and monuments, Town Green, neighborhood playgrounds, Town Club, Pools, Pump Houses, Amphitheater, Tennis Courts, Basketball Court, Baseball field, Walking Trails, Bridges, Picnic Grove and the Bandstand. To report a problem in one of these areas contact the HOA office.

Streets & Sidewalks: All of the streets within Legacy Park are owned and maintained by the City of Kennesaw. The KPD has the right to ticket and/or tow any car illegally parked on the street or sidewalk. The non-emergency number for the KPD is 770-422-2505.

Streetlights: The ornamental streetlights and the lights at the common areas are maintained by the HOA. To report an outage, contact the HOA (if the pole is numbered, please provide this information). The "cobra head" streetlights are owned and maintained by Georgia Power or Cobb EMC depending on who provides the power in the area. To report a light problem, contact GA Power at 888-655-5888 or Cobb EMC at 770-249-2100 or visit their websites and report an outdoor lighting issue.

Trees along neighborhood streets: The homeowner is the owner of the trees that are planted in the neighborhoods between the street and the sidewalk. It is the responsibility of the individual homeowner to prune these trees on a regular basis. The city recommends that you remove any branches growing at a height lower than 6 feet.

Power Lines: Georgia Power owns the high voltage power lines that run through Legacy Park. Legacy Park owns the property and Georgia Power has an easement. Both the HOA and Georgia Power take care of cutting the grass and maintaining the land that the lines are located on. If there is an issue, contact the HOA Office.

Storm Water Drainage Areas: These areas that run between neighborhoods and at the back of homeowner's lots are generally owned by the individual homeowner. Each homeowner should refer to the plat of their property for further clarification. However, if a major drainage problem exists with the drain itself the homeowner should contact the HOA office and we can direct you to the proper authorities to address the issue (Cobb County Water or the City of Kennesaw).



LEGACY LADIES MAHJONG

Legacy Ladies Mahjong is in full swing. Keep an eye out for a second round of Mahjong 101 classes to come. Please join us at our upcoming Mahjong Open Play dates for experienced players only. Open Play dates are Sunday, November 9th and November 16th from 6:30-9:30 p.m. in the clubhouse. Contact Torrie Shores for more information at: torrieshores@gmail.com or (770) 315-5998.

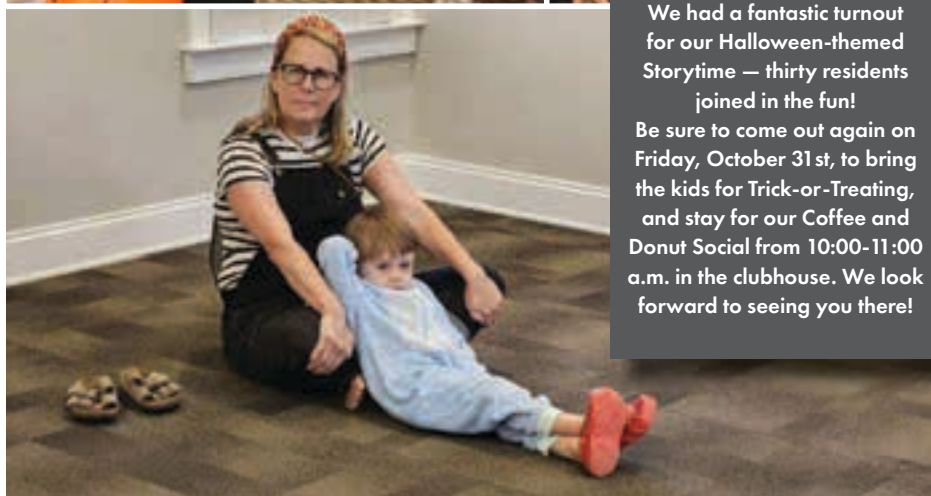




STORYTIME

We had a fantastic turnout for our Halloween-themed Storytime — thirty residents joined in the fun!

Be sure to come out again on Friday, October 31st, to bring the kids for Trick-or-Treating, and stay for our Coffee and Donut Social from 10:00-11:00 a.m. in the clubhouse. We look forward to seeing you there!



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WWW.LEGACYPARK.ORG



ReserveMyCourt

Wanting access to reserve a tennis or pickleball court?

We utilize a reservation system called ReserveMyCourt.com. Please set up a user account from their website and select Legacy Park as your home courts. We'll approve all RESIDENTS in good standing within 72 hours.

Prior to approval, a resident must have an amenity ID card issued.

If you do not have one yet, please go by the HOA office to have one made prior to requesting access.

For Tennis Updates



Legacy Park Tennis



Legacy Park Junior Tennis

www.LegacyPark.org/Sports/Tennis

DENTISTRY

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John and Nancy Wells
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NancyWells@Allstate.com
www.thewellsagency.com



ANNUAL Adult Fall Classic Tournament

This is a reminder that the Annual Adult Fall Classic Tournament will take place from November 3rd to November 8th.

There will be several brackets for Men's and Women's draws.

If you'd like to participate, please use the JotForm linked below to complete your registration. Once registered, you'll receive details on payment options.

<https://form.jotform.com/252794405332154>

If you have any questions, feel free to reach out to me at acsquaredtennis@yahoo.com.



Pickleball

PICKLEBALL COURT RESERVATION POLICY NO-SHOWS

A No-Show is defined as failing to cancel a reservation at least one (1) hour before the scheduled start time.

Reservations will not be held if the player has not arrived within 15 minutes of the start time.

POLICY:

Members must cancel their reservation if they are unable to use it.

Inclement weather will not count as a no-show.

A warning will be issued after two (2) no-shows.

Accumulating three (3) no-shows within a three (3) month period will result in suspension of RMC reservation privileges for one (1) month.

EVENTS

Friday Night Mixer

Friday, October 17, 2025 @ 6-9pm

Free Beginner Workshop

Saturday, October 18, 2025 @ 9-10am

Men's Pick 6 (Team Battle)

Saturday, October 25, 2025 @ 12-5pm

Friday Night Mixer

Friday, November 14, 2025 @ 6-9pm

Toys for Tots

Saturday, December 6, 2025 @ 11-2pm

End-Of-Season Party

NOVEMBER 1ST ★

11:00-2:00 PM



**Congrats to all our players and
★ coaches for a great Fall 2025
season.**



TRAVEL SOCCER

NEIGHBORHOOD SOCCER CLUB KICKS OFF THE SEASON WITH RECORD START

Our legacy soccer club has exciting news to share this season! The organization recently welcomed a new sponsor —marking an exciting step forward in community partnership and support.

THANK YOU again for believing in us, our neighborhood and trusting our leadership as we shape balanced individuals for the future and beyond. It's always more than just soccer!

Through early October, all teams have demonstrated outstanding performance on the field, combining for an impressive record of 8 wins and just 1 loss —the strongest collective start in club history. Coaches and players alike are energized by the early success and remain committed to building on this momentum throughout the season

Residents are encouraged to follow the club's social media pages for updates, match highlights, and opportunities to cheer on our local athletes.



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jason@allure-cabinets.com

Sponsors eager for your business!

The following are sponsors* in other community newsletters, published by Front Porch Atlanta. **BOLD LISTINGS** have an advertisement in this publication. (*Included sponsors have met purchase criteria.)

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Dayco Systems	770-919-9509
Superior Indoor Comfort	770-664-9098
Zen Air	678-883-7868

Accountants

Signature Accounting Services, LLC.	770-975-1609
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Active Adult Community

Soleil Belmont Park	404-317-3808
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Assisted Living

The Arbor at Bridgemill	770-214-4023
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Attorney

Daryl L Kidd P.C.	770-499-1274
The McGarity Group, LLC	770-932-8477

Auto Repair

Christian Brothers Automotive-Acworth	770-249-4453
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Banking

Peach State Bank & Trust	770-536-1100
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Bathtub & Ceramic Tile Repair

Unique Refinishers	770-945-0072
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Chimney Cleaning & Repair

Swept Away Chimney Services	770-975-9813
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Churches

Christ the Rock Lutheran Church	262-751-7190
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Cleaning Services

Express Bins	404-220-9796
House Cleaning Specialist, Inc	770-975-4995

Dance Studio

CK DanceWorks, Inc. & CK Yoga	770-975-7298
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Dentist

Acworth Dental	770-974-4146
BridgeMill Dentistry (Scott Merritt, DMD)	770-704-1812
Croxtan Family Dental Designs	770-693-4400
Family Dentistry at Seven Hills	678-574-4837
Roswell Dental Care	770-998-6736
Swords & Phelps Dentistry	770-479-3713

Dermatology

Georgia Dermatology Partners	770-972-4845
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Design & Build Services

HammerSmith, Inc.	404-377-1021
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Doors

EntryPoint Doors & Windows	770-904-0094
Park Avenue Entries	770-622-0554

Driveway Repair

Advance Concrete - Driveway Repair	678-208-3426
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Electrical Service

Arc Angel Electric Corp	470-239-5568
M.J. Power	470-617-3700

Fence Repair

7x Home Services	470-722-1744
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Financial Planning

Consha Financial	678-539-9518
Freedom Wealth Partners-Kary Brownlee	678-831-3561

Flooring

Recoat Revolution of North Atlanta	678-695-8006
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Furniture & Accessories

Palm Casual	770-779-8902
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Golf Equipment & Supplies

Golf Cars of Canton	678-880-1156
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Handyman

Happy Handyman LLC	770-685-8421
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Home Builder

Southwyck Homes	404-317-3808
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Home Furnishings

ARIANA Home Furnishings & Design	678-807-7422
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Home Improvements

GHIR Construction	404-922-7379
Reno Crafters Plus	770-733-1191

Hospital

Northeast GA Medical Center	770-214-4492
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Insurance

Affordable Medicare Solutions	770-945-5261
Allstate Insurance Nancy Wells	404-452-5066
Farmers Insurance-Nathan Martin	678-888-5818
The Upton Agency	770-361-6570
Worley, Schilling & Randall Insurance	678-819-5257

Insurance - Medicare Advantage

Humana- Medicare Advantage	470-548-4045
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Internet Service Provider

Point Broadband	706-807-9028
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Kitchen Appliances

Housley Enterprises, Inc	678-546-2276
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Medical Clinic

LiveWell Medical Clinic	770-862-9943
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Nursery

Autumn Hill Nursery	770-442-3901
Beech Hollow Wildflower Farm	404-277-4726

Painting

Chris Brown Painting & Home Repair	770-323-3148
Earthly Matters Painting and Contracting	770-346-0203
Red Oak Painting	678-800-6533
Verge Painting and Siding	678-331-1102

Performing Arts

Schwartz Center For Performing Arts	404-727-8769
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Personal Trainers

Alloy Personal Training Windermere	770-598-0309
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Pest Control

Legacy Pest Control	770-423-0160
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Plumbing

Bryan Plumbing Services	770-826-5277
Greenlee Plumbing	678-386-7513
Robinson & Family Plumbing	770-873-3202

Propane Service

Gas Incorporated	770-720-1378
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Real Estate

Atlanta Communities-Elizabeth Martin	678-373-9342
Atlanta Communities-Jennifer and Associates ..	770-403-5639
Classic Luxury Real Estate-Lisa Hughley	678-923-5152
Compass Realty-Natalie Gregory Team	404-373-0076
Domo Realty	404-556-1733
Georgia Real Estate Depot-Nix	770-401-4932
GoldPhire Real Estate-Natasha Burnett	704-530-7124
Harry Norman Realtors-Pam Hughes	404-626-3604
JW Collection Brokers LLC-Melo	678-672-2878
Keller Williams-Linda Jacobs	770-337-2006
Remax-Mitch Falkin	770-330-2374
Robin Martin and Associates	678-665-0202
TrustUs Realty, Inc.	678-296-4311

Remodeling

Diversified Contracting Group	770-329-9112
GCI Basements	404-569-8794
Nadal Capital-Dosmanos Group	404-446-6146

Restaurants

La Parrilla	
Luna Maya	770-720-4999

Roofing

Atlanta Roofing Specialists	770-419-2222
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DJK Restoration, Inc.	773-531-9080
Earthly Matters Painting and Contracting	770-346-0203

Schools-Private

McGinnis Woods Country Day School	770-664-7764
Woodward Academy	404-765-4001

Security Systems

Classic Entry Systems	678-330-1111
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Travel Agencies

Travelmation-Rachel Spain	678-316-0314
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Window Replacement

Davis Window & Door	678-379-1629
EntryPoint Doors & Windows	770-904-0094
North Georgia Replacement Windows, Inc.	770-888-1604

Wine

Grapes & Grains Wine & Spirits	770-884-2450
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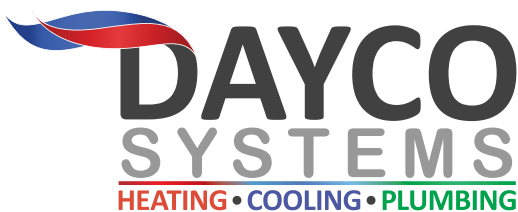
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