



THE MAINSTREAM

THE MAINSTREAM is the official publication of Mainstreet Community Services Association, Inc.

SPRING ISSUE 2021 Apr/May/June



Message from the President

Hello Fellow Neighbors! As President of the Board I would like to welcome **ALL** new residents to the Mainstreet community and encourage you to visit the Mainstreet Clubhouse to meet our Community Association Manager, Nadine Rivers-Johnson, and Velvet

Loyal, Office Associate, for an informational tour of the clubhouse to: learn about all the amenities offered to homeowners; additional common area amenities afforded to our residents; and receive a Welcome Packet. Thank you for selecting **our** community to call home!

- ◆ Given that there are now three (3) vaccines available in the fight against COVID-19, we are hoping to get back to some degree of normalcy within the community soon. If you have not been vaccinated, but you are eligible, please seriously consider taking the vaccine. I can say that I was given the Moderna vaccine, and I had no complications or side effects.
- ◆ With the publishing of this issue, it will be Spring and with that comes maintenance of your property. Be diligent in getting your grass cut and trimming bushes. Plant some flowers, replenish pine straw or mulch, and clean the curb. Address maintenance of your mailbox, and ensure you have visible house numbers. Place your County-provided trash and recycle containers out **only** on designated trash days. Remember, to avoid a letter of noncompliance or violation letter from the Architectural Review Board, do your part pertaining to property maintenance which will help all of our home values and go a long way towards being neighborly.
- ◆ We are looking for Block Captain volunteers for our Crime Watch Committee. There is no community totally exempt from crime. We here in Mainstreet want our residents to feel safe and secure in their homes, but it takes involvement, time and energy from the entire neighborhood, street by street. Our community is what **we** make it, so I ask that you get involved by considering becoming a Block Captain. We need a captain for each of our 14 neighborhoods in Mainstreet. I represent Nimblechase and look forward to meeting, working and being involved as a Block Captain alongside with you. Together, we can make the community safe.

Patrice Diamond

Neighbors Can Be Great!

Remember when someone would show up with a serving of food and sympathy during tough times? Someone would pick up your packages and mail while you're away, or help you with minor repairs and maintenance? There was someone who was perfect for chatting while walking the dog, or could be a sounding board for ideas, worries, and life challenges? Remember those that became best friends?

Neighbors Can Be Nuisances

Some can interrupt your sleep with floodlights aimed directly at your windows or party late into the night. Some are hoarders whose stuff overflows into common areas, don't maintain property curb appeal, and even threaten to retaliate against those that complain about them or their behavior.

Nuisance neighbors can turn a once-idyllic community on its head. They can affect the well-being and safety of homeowners and in the worst cases, ultimately diminish the appeal of the community and affect property values.

As millions of Americans have been quarantined because of COVID-19 outbreaks, and the country faces an inevitable recession, some fear neighbor-nuisance problems will only escalate, particularly among neighbors who never seem to get along anymore.

Nuisances are generally defined as conduct that interferes with another owner's or resident's right to quiet enjoyment of their home. This can include activities that create conditions that are hazardous, obnoxious, or offensive, or is a violation of the law. While Association governing documents typically contain some language in the covenants relating to nuisances, it is usually not very specific.

Let's make a commitment to fostering a climate of open discussion and mutual respect. Tolerance between all who live in, work in, and visit our community is the key to community civility. If we treat others as we want to be treated, it will go a long way towards creating the type of neighborhood we all want to call home. It is incumbent upon all of us to take care of the inside *and* outside of our property, and be a GOOD neighbor!

Visit our website:

www.mainstreetcommunity.org

THE MAINSTREAM

Spring Issue

Apr/May/June 2021

BOARD OF DIRECTORS

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revanita8@gmail.com
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ht5284@att.net
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Member-at-Large
pprayor@yahoo.com

*Board members can be reached at 770.469.7238

MAINSTREET STAFF

Nadine Rivers-Johnson Association Manager
Velvet Loyal Office Associate
Charlie McCain Maintenance
Roberto Suarez Maintenance
MCSA, Inc. (Clubhouse) 770.469.7238

COMMITTEE CHAIRS

Architectural Review Board

Patrice Diamond

Crime Watch Committee

Anita Williams

Tennis Committee

Larryette Kyle

Connie Zellars-King

Social Activities Committee

Nadine Rivers-Johnson

Velvet Loyal

Landscaping Committee

Patrice Diamond

Newsletter/Web Committee

Nadine Rivers-Johnson

Alyxa Shuray Gaines

Community Management Associates (CMA)

(Property Management)

Customer Service: 1.800.522.6314

CMA

P.O. Box 65851

Phoenix, AZ 85082-5821

www.cmacommunities.com

One-Time Payments online
Select "Homeowner Services"

NOTICE

Board of Director's Meetings
held via Zoom quarterly or
as scheduled by the Board.

Keep abreast of current news and
topics affecting the community.

Keep contact information up to date
by calling the clubhouse office.



Mainstreet Clubhouse - Lake Bridge

T A B L E O F C O N T E N T S

President's Message

Monthly Assessment Fees

How A Board Is Run

Mainstreet Pet Corner

Community Design Standards

Community Management

Messages From the Association Manager

HOA Assessment Payments

Requests for Street Lighting

Spring Forward Checklist

Residential Bulky Item & Special Collections

Office Associate Message

Covid 411/Follow the 3 W's

Safety Starts With You

Cutting Trees In Mainstreet

Keep Mainstreet Alive

Pick Up After Pets

Mold Management Tips

VOLUNTEER TODAY!

MAKE A DIFFERENCE IN YOUR COMMUNITY



Did You Know?

Find a better bulb.

Switch to LED light bulbs, which use less energy than traditional bulbs, to save money every year.

For outdoor lighting, set a timer or motion detector so lights aren't always on.

Shorten your showers a little.

Shave off just 60 seconds and you will save more than 2 gallons of water. That adds up to 800+ gallons a year.

Use paper or plastic bags?

Paper bags usually made from recycled materials and tend to be easier to recycle than plastic ones, and safer for the environment.

Go log-less in your fireplace.

Real wood looks pretty but releases harmful pollutants when burned. Try an alternative like Pine Mountain's Java-logs. They're made using

Visit our website:

www.mainstreetcommunity.org

MONTHLY ASSESMENT FEES

Don't Get Behind - It Costs More!

Everyone goes through tough financial periods when the bills start accumulating, and the light at the end of the tunnel seems to be getting dimmer and dimmer. But, as is most often the case, those times pass! Through determination and careful financial planning, we are able to get back on our financial "feet" once again.

During those challenging periods, it is often tempting to avoid meeting certain financial obligations in order to meet others. However, when deciding which bills to "juggle" and which to pay, remember that your monthly association dues are just as important as your mortgage payment.

If you don't pay your mortgage, you will eventually lose your home. Likewise, if you don't pay your monthly assessment, the association has the right to foreclose on your property and sell it.

More importantly, however, is that should you let your assessment become delinquent, in order to bring your account current, you will have to pay more than the original monthly assessment amount. Late fees, interest charges and if applicable various administrative and legal fees must also be paid. The bottom line: Don't juggle your monthly assessment payment.

Pay on time and avoid paying more (and possibly losing more!) in the long run.

If you need assistance with a payment plan reach out to our office associate Velvet Loyal for available options and assistance at: 770-469-7238



HOW A BOARD IS RUN

Have YOU Attended a Board Meeting Lately?

- The Board meeting is a meeting of the Directors of the Corporation (of which YOU as a homeowner are a member).
- As homeowners, you have a vested interest in your community, and you elected the Board members to take care of those interests.
- Business matters come before the Board when a motion is made, and seconded. Each motion has a discussion period before a vote is taken. This discussion is to take place only between the Board members (and with management, if needed).
- When a vote on a motion is taken, it is voted on by the Board members only.
- If you would like an item to be considered by the Board to be on a future agenda for a decision, please submit your request or suggestion in writing at least a month before the next meeting.

Note: The Board may be unable to make decisions on items until they have done the proper research and had time to consider their findings.

If you only want to verbally address the Board, you should plan on participating in the Q&A portion of the agenda after the meeting has adjourned.

New in 2021: The Board of Directors has set up Zoom board meetings this year to allow virtual attendance that is socially distant, and allows residents to attend from the comfort of their homes. As things normalize, the Board may return to a hybrid model, wherein those wishing to attend in person can, and all others can continue accessing the meetings virtually.

If you have any questions about our Board meeting procedures, please contact the clubhouse administrative office during operating business hours at: 770-469-7238. Remember, the office is closed Sundays and Mondays.



Mainstreet Pet Corner



People Foods to Avoid Feeding Your Pets:

Chocolate, macadamia nuts, avocados...these foods may sound delicious to you, but they're actually quite dangerous for our animal companions. Our nutrition experts have put together a handy list of the top toxic people foods to avoid feeding your pet. As always, if you suspect your pet has eaten any of the following foods, please note the amount ingested and contact your veterinarian or the ASPCA Animal Poison Control Center at 1-888-426-4435.

Chocolate, Coffee, Caffeine: These products all contain substances called methylxanthines, which are found in cacao seeds, the fruit of the plant used to make coffee and in the nuts of an extract used in some sodas. When ingested by pets, methylxanthines can cause vomiting and diarrhea, panting, excessive thirst and urination, hyperactivity, abnormal heart rhythm, tremors, seizures and even death. Note that darker chocolate is more dangerous than milk chocolate. White chocolate has the lowest level of methylxanthines, while baking chocolate contains the highest.

Avocado: The leaves, fruit, seeds and bark of avocados contain persin, which can cause vomiting and diarrhea in dogs. Birds and rodents are especially sensitive to avocado poisoning and can develop congestion difficulty breathing and fluid accumulation around the heart. Some ingestion may even be fatal.

Macadamia Nuts: Macadamia nuts are commonly used in many cookies and candies. However, they can cause problems for your canine companion. These nuts have caused weakness, depression, vomiting, tremors and hyperthermia in dogs. Signs usually appear within 12 hours of ingestion and last approximately 12 to 48 hours.

Grapes & Raisins: Although the toxic substance within grapes and raisins is unknown, these fruits can cause kidney failure. In pets who already have certain health problems, signs may be more dramatic.

Yeast Dough: Yeast dough can rise and cause gas to accumulate in your pet's digestive system. This can be painful and can cause the stomach or intestines to rupture. Because the risk diminishes after the dough is cooked and the yeast has fully risen, pets can have small bits of bread as treats. However, these treats should not constitute more than 5%-10% of your pet's daily caloric intake.

For more pet care tips, visit <http://www.aspc.org>.



MAINSTREET COMMUNITY DESIGN STANDARDS

The following list identifies those areas most in need of enforcement, but does not preclude the Architectural Review Board (ARB) from enforcing other areas which, in their mind, require equal attention. Please adhere accordingly.

EXTERIOR MODIFICATIONS: All proposed additions, modifications, or alterations of lots and/or structures must be submitted in writing to the Architectural Review Board (ARB) for approval.

EXTERIOR COLORS: Color choices for all exterior painting and roofs will be of those "color tones," as approved, in writing, by the ARB.

FENCE: Any fence erected on any lot will be made substantially of wood, with the design and material requiring the written approval of the ARB. Fences must not extend past the rear of the home unless expressly granted a variance by ARB.

PARKING AND GARAGES: Vehicles, including motorcycles, shall be parked only in the garages or driveways serving the Lots, Carports visible from the streets, shall not house vehicles that are inoperable.

- All disabled vehicles, must be parked entirely within a garage, unless otherwise permitted by the Mainstreet Community Board of Directors. Commercial vehicles shall be permitted on the Community property during normal business hours for the purpose of serving a Lot or the Common areas only;
- For the purpose of this rule, a vehicle shall be considered inoperable if it does not have a valid license tag or is obviously inoperable, and (b) is parked on the community property for more than fourteen (14) consecutive days.

GARBAGE CONTAINERS, ETC.: All outdoor garbage and recycling containers, above ground tanks, etc. have to be concealed from view. All trash and garbage shall be regularly removed from the lot. After the trash or garbage collection day, garbage/trash containers shall be removed from the curb out of public view.

MAILBOXES: Mailbox posts shall be of unpainted wood with black mailboxes. Posts shall be at least 4" x 4" and all mailboxes must display the appropriate address, or the address should be a visible painted address on the curbing. However, any exception must be of a nature so that mailboxes within a specific geographic area within the community will not impose aesthetic conflicts within the community.

NUISANCE: No portion of the community shall be used, in whole or in part for anything, which will cause it to appear to be in unclean or untidy condition, or will be obnoxious to the eye or disturb the peace, quiet, safety, comfort, or serenity of the occupants of surrounding property. There shall not be unmaintained plants, animals, device or thing of any sort whose activities are noxious, dangerous, illegal, unsightly, unpleasant, or of a nature as may diminish or destroy the enjoyment of the community.

UNSIGHTLY OR UNKEPT CONDITIONS: It shall be the responsibility of each homeowner to prevent the development of any unclean, unhealthy, unsightly, or unkempt condition of their lot.

**Message From the Community Manager
Nadine Rivers-Johnson**



Hello Neighbor! As we celebrate and prepare for the approaching spring and summer seasons here in Mainstreet, there are a few “housekeeping” issues and reminders that we should be mindful of. We want to provide in every effort for a safe and wholesome family environment in the Mainstreet Community. Now is a great time for projects such as lawn beautification and maintenance of your homes. The biggest issues we have relate to keeping lawns cut and manicured.

Do not park vehicles on lawns or unpaved areas. ALL motorized vehicles should be parked on concrete or a padded area pursuant to DeKalb County’s Zoning Ordinance and our Community Design Standards

While we have a maintenance staff that cleans and removes litter from the common areas of the community, the areas in front of your homes and County/State roads are not “common area.” Please pickup any trash that you see in your immediate vicinity, home, or on the street.

Pet’s are family too! Please practice poop scooping at all times when walking your pets.

Thank you for maintaining your home, yard and the home values in Mainstreet Community. Your efforts makes our community such a great place to live.

April 2021

Sun	Mon	Tue	Wed	Thu	Fri	Sat
				1 HOA DUE	2	3
4	5	6	7	8	9	10
11	12	13	14	15 ✓	16 HOA LATE	17
18	19	20	21	22	23	24
25	26	27	28	29	30	

How Do I ...

Request Street Lighting: The DeKalb County procedures for installation of street lights for homeowners varies depending on whether the streets have overhead power or underground power. The major difference between street lights with underground power, is that street light poles are not installed as part of the normal electrical service. Therefore, the cost of the pole installation must be paid by the petitioners. Procedure for Installation of Street Lights on County-Owned Streets with Overhead Power is as follows:

- 1) Contact DeKalb County’s Transportation Department by telephone at (770) 492-5206.
- 2) An engineer will explain the entire process and mail petition forms to the constituent.
- 3) The petition must be signed by property owners of at least 51% of the total front footage for each street to be lighted. Only property owners can sign. Persons renting cannot sign the petition. All property, developed or undeveloped, commercial or residential, is included.
- 4) The petition is to be mailed to: DeKalb County Transportation Department Attention: Street Light Coordinator, 1950 West Exchange Place, 4th Floor Tucker, Georgia 30084.
- 5) In order to insure 51% of the total front footage is signed for, the petition is checked by the engineer.
- 6) A field survey is performed by Transportation Engineering personnel to determine pole location and proper street illumination. The lights are installed on existing utility poles and spacing may vary. Actual placement of the lights is determined at this point.
- 7) A public hearing is advertised in The Champion Newspaper. Signs are posted in the petition area, notifying the property owners of the date and time the Board of Commissioners will consider approval of the petition.
- 8) The petition is presented to the DeKalb County Board of Commissioners for approval. This process takes about 2 months from the time a completed petition is received.
- 9) The appropriate power company is notified to install the street lights per County specifications. The lights are normally installed 12 to 16 weeks after approval by the Board of Commissioners.
- 10) Property owners are billed for a street light assessment on the following years' property tax invoice, based on street-side footage owned. This charge will be paid along with property tax.



IF YOUR HOA ASSESSMENTS ARE STILL BEING MAILED TO CMA, PLEASE ALLOW 10 BUSINESS DAYS FOR THE PAYMENT TO POST TO YOUR ACCOUNT. IF YOU HAVE NOT UPDATED YOUR BILL PAY/AUTOMATIC DEDUCTION TO \$60/MONTH, PLEASE CONTACT YOUR BANKING INSTITUTION TO UPDATE THE PAYMENT. PAYMENTS ARE DUE ON THE 1ST OF THE MONTH AND LATE AFTER THE 15TH. A 10% LATE FEE APPLIES ON PAYMENTS NOT POSTED BY THE 16TH, AND 10% INTEREST ACCRUES ON THE RESULTING BALANCE. PLEASE CONTACT THE CLUBHOUSE ADMINISTRATION OFFICE AS SOON AS POSSIBLE TO UPDATE ANY BILLING, EMAIL OR TELEPHONE NUMBER INFORMATION TO YOUR HOMEOWNER ACCOUNT. WE'RE HERE TO HELP!

OFFICE HOURS:

TUESDAY—FRIDAY 9:00AM—6:00PM

SATURDAY 9:00AM—3:00PM

CLOSED: MONDAY & SUNDAY

PHONE NUMBER: (770) 469-7238

EMAIL: INFO@MAINSTREETCOMMUNITY.ORG

SPRING FORWARD CHECKLIST

It makes sense why you typically focus your spring cleaning efforts on the inside of your house: More often than not, the start of the season is still too cold to spend hours outdoors. But you don't want to rush to get your backyard ready for your Memorial Day BBQ or worse, completely miss out on spring planting season. That means that as soon as the last frost hits and the temperatures stay above freezing, you should get ahead on your spring yard clean-up.

Since tackling your entire house and yard at once can be overwhelming, take things one step at a time by following this checklist. Then cross-check it with our ultimate spring cleaning guide to make sure you create a plan you can handle.

Lawn: Your lawn is the first place you should start. Once the last of the cold weather temperature is gone, survey your yard for any trouble spots and then tackle problems head-on with these tips and tricks:

- ⇒ If heavy traffic and pet messes have ruined your grass, sprinkle soil over the area with a combination of grass seed and fertilizer. Keep dirt moist until the seeds sprout into grass.
- ⇒ Remove any debris cluttering your lawn: Pick up any fallen branches or twigs, clean leftover pet messes, and rake leaves when the ground is completely dry. (FYI, raking over wet grass can tear grass from the roots, leaving you with even more bare patches.) Instead of bagging up leaves and twigs, use them as the foundation for a compost pile.

Trees, Shrubs, and Perennials: Give your plants a solid foundation to build upon by clipping away any dead, dying, or diseased branches. While you're at it, cut back any branches that are encroaching on walkways or high-traffic areas, so they don't get accidentally broken off during the spring and summer months. Not only will this make your backyard more inviting, but it'll also allow more sunlight and air to reach the center of trees and shrubs.

- ⇒ Not all plants are created equal, so follow this handy pruning guide to make sure you treat yours right:
- ⇒ Ornamental Grasses: Tie the tops of the grasses for quick and easy cutting, and then snip as close to the ground as possible.
- ⇒ Semi-woody Perennials: Cut back butterfly bushes and Russian sage to about 4 inches tall.
- ⇒ Broad-leaved Evergreens: Prune any injured foliage from evergreens like boxwood or holly firethorn. Wait until early summer to hedge.
- ⇒ Flowering trees: Before roses and hydrangeas fully bloom, remove dead, damaged, or crowded stems, and shape or cut back as desired.

Garden Beds: Flowers need room to grow, so it's important that you clear garden beds of fallen leaves, dead foliage, and unruly weeds before spring is in full swing. Not sure when it's time to get to work? Start raking fallen leaves and digging up dead plants as soon as the soil has thawed and the last frost has passed. Then, overhaul your garden beds by following these tips:

- ⇒ Dig up perennials, including daylilies and hostas, and divide them into three-stem groupings. Use them to fill in any sparse spots in the garden bed.
- ⇒ Shovel out last year's mulch to provide a blank slate for a new layer, which should be added once spring planting is complete.
- ⇒ Want to add more plant beds this year? Use a tiller to break new ground, or build raised beds to make a bigger statement. Starting in early spring, plant trees, shrubs, and hardy perennial flowers (bleeding heart and geraniums, for example). Wait until the last frost of the season to plant annuals and tender perennials (begonias and calla lilies, to name a few).

Patio and Pathways: Before you really take advantage of your outdoor space, make sure that it's ready to entertain. Use these tips as your guide to spruce up dirty patio furniture, wooden decking, outdoor patios, or paver walkways:

- ⇒ **Clean Dirty Patio Furniture:** If your metal and plastic outdoor furniture need a good clean, mix a generous amount of dish liquid soap with warm water in a bucket. Then spray the furniture down with a hose. Using a nylon scrub brush, wash the chairs with the solution; then rinse thoroughly. Cut the drying time by tipping the furniture on its side in the grass to let the water drain off.
- ⇒ **Remove Mildew on the Deck:** Moisture trapped beneath planters and debris can cause mold to grow. To remove mildew stains, mix 2 cups of liquid chlorine bleach and 2 1/2 tablespoons of powdered laundry detergent into 1 1/2 quarts of warm water. Saturate the area with the solution and allow it to sit for 10 to 15 minutes. Scrub the stains with a stiff broom and rinse thoroughly.

Refresh Wicker and Rattan Furniture: Dip a soft cloth in mild soap and water, and wipe off the furniture surface. Remove any dirt in the grooves with a toothbrush. Let the furniture dry completely in the sun before using it.

Get Rid of Mud and Grime: After clearing the patio, sweep any debris and hose down until clean.

- ⇒ Create a mixture of one cup baking soda with two cups of distilled white vinegar, and spread over the concrete patio with a mop.
- ⇒ Let sit for 30 minutes, then use a nylon-bristled scrub brush to scrub clean.

Source: Good Housekeeping

Residential Bulky Item & Special Collections Procedure

Here's how to submit a residential bulky item or special collection request in DeKalb County. Once items have been placed at the curb, residents must complete a collection request through one of the methods below.

For more information on bulky item and special collections, please visit <https://www.dekalbcountyga.gov/sanitation/residential-special-collection> for the residential collection procedures brochure.

Submitting requests

Once a request has been submitted, a collection assessment will be completed, and residents will be provided with further instructions for completing the process.

Fees

Some bulky item collection requests are included in residents' annual sanitation assessment fees, and others incur a special collection prepaid fee (see below).

Collection Requests With No Fee:

Includes furniture; mattresses & box springs; household appliances; playground equipment; lawnmowers; and hand tools & accessories. Any no-fee requests with commingled/mixed-in special collection items will be categorized as a special collection, requiring a prepaid fee prior to the collection.

Collection Requests Requiring a Special Collection Fee:

Includes tires; uncontainerized/improperly prepared yard trimmings; construction & demolition materials; rocks; dirt; concrete; wood; metal fences; decking; and a large number of unflatten cardboard boxes. ***Fees must be paid prior to the collection of items.***

Collection Timeline

Items must be placed neatly at the curb without blocking mailboxes, driveways, sidewalks, drainage systems, roadways and utilities. The collection period is, on average, within 10 business days after the request has been submitted (no fee requests); or within 10 business days after payments have been made (special collections).

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Clean Communities Litter Abatement

What is litter?

According to Keep America Beautiful Inc., litter is "misplaced solid waste." Litter includes paper, cigarette butts, illegal signs, abandoned cars, old tires, furniture, appliances and any other items that are not disposed of properly. The state of Georgia spends approximately \$17 million annually to clean up roadside trash and litter. Litter detracts from the county's beauty, decreases property values and, over time, could affect economic development.

Why do people litter?

According to Keep America Beautiful Inc., people litter for one of three reasons:

- Where litter has already accumulated
- Where someone else will clean up after them
- Where they feel no sense of ownership for the property

Where does litter come from?

- Motorists
- Pedestrians
- Uncovered vehicles
- Household trash handling
- Construction/demolition sites
- Commercial refuse sources

Litter prevention

Keep DeKalb Beautiful (KDB) plays a key role in preventing littering along county roads, public rights of way, intersections and county-owned properties. The county's official litter abatement program has a designated team to continually address litter issues countywide.

As a certified member of the Keep Georgia Beautiful Foundation and as a Keep America Beautiful Inc. affiliate, KDB is dedicated to improving the look, vitality and economic integrity of DeKalb communities by beautifying surrounding areas through activities such as anti-litter messaging campaigns and continuous

Message from the Office Associate

Hello Mainstreet Community! As Office Association, I am a long-time resident of DeKalb County. I am very excited about working together with homeowners to bring their accounts current before the association deems it necessary to turn it over for further legal collections by our legal counsel. This will not only save you money in the long run, but it will also save the association thousands of dollars in legal fees that ultimately get added into delinquent fees.

My message to you is **CALL TODAY!!!** It is time for us to take action in becoming a current and active part of the community! You might say, "Isn't that what we pay our assessments for?" Yes, it is, but if you know what you can do that contributes to the solution of a problem, don't wait on the office – take action! For instance, if there is a house right next door to you, and it is vacant with uncut grass, why not take it upon yourself and cut the grass? This single action can help keep your property value and curb appeal up.

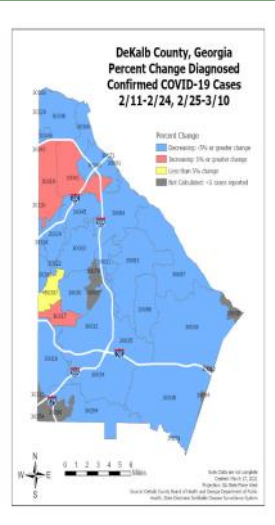
WE MUST TAKE ACTION! The Clubhouse administrative office is very busy trying to improve your community. There is truth to the saying, "More hands make a lighter load." So, help us make the load lighter. Key elements to life are: giving, receiving, and uniting. With your help, we can all give a little to our community and reap the benefits of genuine effort and unity.

To all homeowners who are delinquent in their assessments -- it is never too late to get on a payment plan. It isn't too late for you to enjoy the amenities that the active, current homeowners enjoy. Stop by the Mainstreet Community Clubhouse administrative office, and ask about getting on a payment plan. We are glad to help. I am hoping to encourage homeowners to **CALL TODAY**, set up an appointment to discuss your assessment fees, and or set up a payment plan. Let me help you better understand why it's so important to stay current with your assessments. Together, we can come up with a plan that can work. Remember, nothing is impossible. I am here to do all I can to help you get back on track. I know with more communication, hard work and dedication, there is nothing we can't accomplish as a community.

Velvet Loyal, Office Associate



COVID VACCINE INFORMATION



BOARD OF HEALTH TO TRANSITION COVID-19 VACCINE APPOINTMENTS TO NEW STATE SYSTEM -The DeKalb County Board of Health is transitioning to the Georgia Department of Public Health's (DPH's) COVID-19 vaccination system. If you want to make an appointment to receive the COVID-19 vaccine, visit the Board of Health's website or the DPH's website at: dph.georgia.gov/covid-vaccine and click on the "Health Dept Scheduling" icon. If you want more information about the COVID-19 vaccine, visit dph.georgia.gov/covid-vaccine or call 1-888-357-0169.

3W's

FOLLOW THE **THREE WS**



WEAR
YOUR FACE SHIELD OR MASK



WATCH
YOUR DISTANCE



WASH
YOUR HANDS OR USE HAND SANITIZER

The Department of Health is asking that people remember the three things as we stay strong and continue to slow the spread of Covid 19.



NEIGHBORHOOD SAFETY STARTS WITH YOU!

What can you do to make your neighborhood a safer place?



We have some simple tips here.

Make friends with neighbors. Introduce yourself, exchange numbers. Offer yourself as a resource if an emergency arises; see if your neighbor is willing to do the same.

Keep up your yard. A well kept yard can help deter crime.

Close your windows and blinds at night. This will help keep the eyes of thieves and predators out. Leaving your blinds, windows and lights on at night provides a free look into your home, along with your valuables.

Think smart when out of town.

Have a friend, family member or neighbor collect your mail and newspapers while out of town.

You can ask a neighbor to occasionally park their car in your driveway, giving the appearance that someone is home.

Remember to return kindness—return the favor when needed.

One of the surest options for crime prevention is installing a security system.

If you like pets, buy a family dog.

While an alarm alerts you when an intruder enters the home, a guard dog will alert you well before an intruder enters the home.

Animals naturally learn to protect the home and their loved ones.



CUTTING TREES IN MAINSTREET

Mainstreet has a strict prohibition on the cutting down of trees, which requires the approval of the Architectural Review Board (ARB) before any trees may be cut down, except in the case of an emergency, i.e., trees about to fall on their own, trees destroyed by wind or storms, or any other condition that could pose harm or injury to persons or damage to property. In such cases, the homeowner must contact the ARB as soon as practicable after such incident to advise the reason why the tree(s) were cut down.

Any healthy tree that is over 6" in diameter cannot be cut without prior ARB approval. The penalty for any person who cuts down trees without the prior expressed written approval of the ARB will be fined \$250 per tree. This resolution was passed by unanimous Board approval in 2015.



DeKalb County Zoning Ordinance: **Removal** of more than five (5) **trees** but less than ten (10) **trees** may require a clearing and grubbing **permit** from the Department of Development and Sustainability. **DeKalb County code** requires at least 1 or 2 **trees** in the front yard of zoned **residential** neighborhoods. Dead, diseased or hazardous trees may be removed at any time. You may remove up to five (5) healthy trees on your property per calendar year, provided that those trees are not specimen trees. A specimen tree is defined as a tree with a life expectancy of 15 years or more, relative sound trunk with no extensive decay or hollow, less than 20% trunk dieback, no major insect or pathological problem and meets the following size guidelines:

- * For Overstory (large) trees, ex.: Oak ,poplar & pine– diameter at breast height (4 ½ feet up from the ground) is greater than or equal to 30 inches (which equates to a circumference of 94.2 inches)
- * For Understory (small) trees, ex: Dogwood - diameter at breast height (4 ½ feet up from the ground) is greater than or equal to 10 inches (which equates to a circumference of 31.4 inches) If the tree in question meets the criteria for a specimen tree it cannot be removed until it is assessed by a certified arborist.

If you need to remove more than five (5) trees, you must have all trees assessed by a certified arborist and forward tree assessments in writing to the Dekalb County Arborist. You can find arborists in the yellow pages or by going to the International Society of Arboriculture web site at www.isaarbor.org.

KEEP MAINSTREET ALIVE!

Did you know that if each of us contribute just a little bit, it will make a tremendous difference in our community? Participation in our neighborhood begins with each individual.

Start contributing today by:

***Paying your homeowners association (HOA) fees**

***Know your surroundings and your neighbors**

***Keep your eyes open!**

***Report activity to the police, if necessary**

***Help keep your property clean**

***Maintain your home's "curb appeal"**

***Only put garbage out on collection days**

***Watch vacant properties, evictions, etc.**

***Volunteer for spring neighborhood cleanups**

***Volunteer for other projects**

PLEASE PICK UP AFTER YOUR PET

- ◆ It doesn't take much to remember that we have pets in our community. In fact, if you don't watch your step, you're liable to step in one such reminder! Besides being unsightly and smelly, animal waste can be hazardous to the health of our children who play in the community and other pets.
- ◆ One of the most common forms of disease transmission between dogs is through fecal matter.
- ◆ When walking your dog in our community, remember that it should be leashed. Also, it is important to remember to immediately clean up after your pet.
- ◆ Take along a baggie with you to pick up waste with, and then dispose of it properly.
- ◆ By taking a few simple steps to clean up after your pet, you can contribute not only to the beautification of our neighborhood, but also towards the elimination of one of the most irritating nuisances in our community.
- ◆ Thank you for your cooperation!



MOLD MANAGEMENT TIPS

It's a problem man has battled since the dawn of time - controlling mold. It lurks in the corners and can cause major damage and nasty health issues.

As long as moisture and oxygen are present, mold can grow indoors or out on virtually any organic substance, including wood, paper, carpet, insulation and food.

When excessive moisture accumulates in buildings or on building materials, mold growth will often occur, especially if the moisture problem remains undiscovered or unaddressed.

It is impossible to eliminate all mold and mold spores in the indoor environment. However, mold growth can be controlled by keeping moisture in check.

Moisture control is key - mold cannot grow without it. Left untreated, mold gradually destroys the material on which it is growing.

Because molds produce allergens, irritants and toxins, they have the potential to cause a variety of health problems and can exacerbate existing conditions, such as asthma.

If mold is a problem in your home, clean up the mold and get rid of the excess water or moisture.

If an area becomes water damaged, it is important to dry that space and any damaged items within 24–48 hours to prevent mold growth.

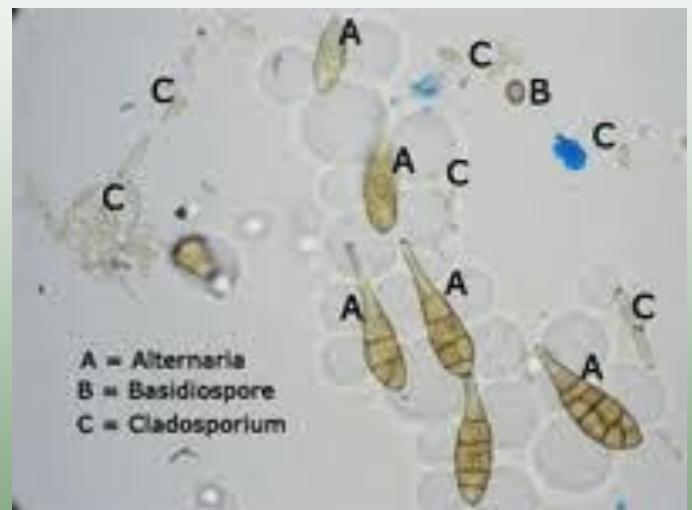
Fix leaky plumbing or other sources of water to prevent recurrence.

Wash mold off hard surfaces with detergent and water and dry completely.

Absorbent materials (such as ceiling tiles and carpet) that become moldy may have to be replaced.

For more information on how to clean up residential mold problems and how to prevent mold growth, download the Environmental Protection Agency's free publication,

A Brief Guide to Mold, Moisture, and Your Home at: www.epa.gov/mold/pdfs/moldguide.pdf.



FIRE SAFETY TIPS



1 Put the phone numbers of the fire department near the phone.



7 Unplug all electrical appliances after every use.



2 Eliminate fire hazards through good house-keeping. Dispose waste paper, rubbish, and other flammable materials regularly.



8 Never leave lighted candles unattended.

9 Strictly obey the no smoking signs.



3 Keep flammable materials inside proper containers and store them properly.



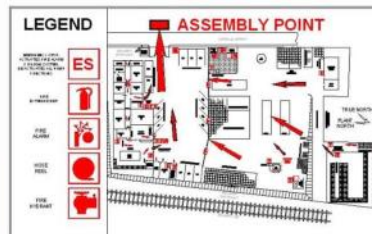
10 Do not throw lighted cigar or cigarette butts on dried leaves and garbage.



11 Never leave a lit cigarette/cigar/pipe unattended -- it may fall on flammable materials which could start a fire.

12 Ensure that you have a pre-fire plan at your office.

4 Regularly check your electrical installations, and have all frayed wirings and electrical fixtures changed or repaired by a licensed electrician.



5 Do not overload electrical circuits by putting additional lights and appliances.



13 Check fire protection gadgets or devices of appliances and equipment regularly.

6 Blown fuses should not be replaced with coins, wires, or any metal.

14 Be fire-safety conscious.



DO FLUSH

The following can be flushed down the toilet.

Toilet paper

DO NOT FLUSH

The following cannot go in the toilet as they can clog pipes and septic systems.

Paper towels	Cigarette butts	Disposable diapers	Wipes (Baby or flushable)	Feminine hygiene products
Plastics	Medications	Cotton (Cotton swabs or balls)	Dental floss	Toxic Substances

Dispose these items in the trash.



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The Mainstream is the quarterly newsletter for Mainstreet Community Services Association. Comments are always welcome.



THE MAINSTREAM
The voice of
**MAINSTREAM COMMUNITY
SERVICES ASSOCIATION, INC.**

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