

Follow Coopers Pond news online:

www.coopers-pond.com

www.cooperspondlawrenceville.nextdoor.com

Email herndon311@hotmail.com
by April 10th to submit articles
for next month's edition of Duck Soup!

News From The Board

Happy Spring!

In this edition of the Duck Soup, you'll find information on how to sign up get your soon-to-be high school or college graduate's name on the annual graduation banners at the neighborhood entrances. The Spring Billiards Championship season has kicked off with play occurring every Thursday night around the pond, and the annual kids' Easter egg hunt on Saturday, March 30th is right around the corner.

Also included in this edition is some important information about the Architectural Control Committee (ACC). If you have plans to make upgrades to the exterior of your property, spice up your landscaping, or have trees removed, please have a look at the update by Alison Crawford, who heads up the ACC.

To get the latest updates on neighborhood news, social events, and other important information about Cooper's Pond, please visit the website www.coopers-pond.com and click on News (Duck Soup). You can also join the Cooper's Pond e-mail distribution list by e-mailing improvecooperspond@gmail.com. Your e-mail address will not be shared with anyone and will only be used for the Cooper's Pond e-mail distribution list. Since it was voted on by the majority of residents to eliminate the hardcopy delivery of Duck Soup in 2022, we have had many homeowners sign up for the e-mail distribution list. The Duck Soup will be e-mailed out monthly and past versions of the Duck Soup are available online at www.coopers-pond.com.

If you have any questions, concerns, or suggestions regarding the HOA or to get on the Cooper's Pond email distribution list, please reach out to the HOA e-mail below.

Aaron Wysko

Cooper's Pond HOA

improvecooperspond@gmail.com





2024 COOPERS POND GRADUATION BANNERS

Coopers Pond will be acknowledging our 2024 High School AND College Graduates by placing a banner at both entrances to our neighborhood. We will also include their information and a group picture in our May or June Duck Soup.

Please fill out and return this form to Margaret Wooten (mnrwooten@comcast.net or 326 Cooper's Pond Dr) by April 20th.

Please write legibly so their name is spelled correctly.

HIGH SCHOOL GRADUATES

Student Name: _____

Address: _____

High School graduating from if other than BHS:

College to be Attending in the Fall or Future Plans: _____

Student Cell Phone: _____

(I will text to schedule a time for a picture at the Clubhouse Graduate Banner.)

Parent email address: _____

COLLEGE GRADUATES

College Graduate's Name: _____

College Graduated from: _____

Any special honors/awards/future plans: _____

Student Cell Phone: _____

(Fill out if your graduate is interested in having a group picture at the Clubhouse Banner.)

DUCK CALLS! A New Opportunity to Thank a Neighbor

Want to thank a neighbor in the next edition of Duck Soup? "Duck Calls" are due by the 25th of each month!

If you would like to publicly thank a neighbor for kindness, "duck calls" to be posted in the upcoming Duck Soup are due by the 25th of each month. Please email them to: improvecoperspond@gmail.com



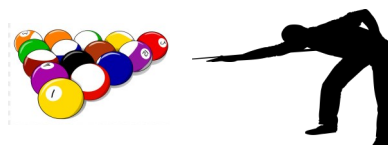
CANNON
CHURCH PRESCHOOL

**PRESCHOOL
REGISTRATION**
AGE 1 - PRE-K

678.501.6442

BILLIARDS NEWS

Matt Crowley



The Cooper's Pond Spring 2024 Billiards season is officially underway. We have 8 teams, which is 32 active players not counting subs. If you enjoy good food, good people (well, some), a few drinks and maybe a little friendly competition, email cooperspondbilliards@gmail.com and we will put you on the email list. We have A, B, C, and D levels, so whether you are a pool shark or a minnow, we have a spot for you.

Dear Ponders,

Moving into Cooper's Pond was a life-changing experience (for the good) for our family. We have created beautiful memories, developed life-long friendships, networked, supported, grieved, celebrated, (partied), and have had a whole lot of fun together.

When I sit across the table from agents and new Ponders moving in, I can't tell you how many people experience jealousy wishing they could live in a community like this. There are not many places like Cooper's Pond in this modern era.

With this being said, we have had many important Ponders who have served our neighborhood in a high capacity that have moved on to be near family, downsize, fulfill dreams of living by the lake, mountains, or beach. I am honored when I get to spend large amounts of time with them as I prepare their homes for sale, but then I miss them terribly and they leave a huge gap in my heart when they move on.

A big set of shoes that I have been entrusted to fill is that of Art Bowman. I can never do exactly what he did, because I can only be an insufficient copy. I have had to take some time to back up and see what I could do to make my own special difference for good in our great neighborhood.

I believe that Coopers Pond always has been, and should continue to be, a team effort. I would like to offer my gifts and skills to do my part to help our neighborhood, and all of our home values (lol!) continue to grow, and develop, in a beautiful way.

I love the mature and unique visual appeal that this neighborhood provides. In order to maintain Cooper's Ponds beauty, it is important to give the ACC a chance to help you develop your exterior in a beautiful way, that not only fits your style but still compliments the neighborhood.

For instance, when it comes to painting your home's exterior, colors read differently in sunlight and on bigger surfaces. I will be happy to use my design skills to help you choose a color that works on a big scale in order so I can help you avoid a costly mistake. My desire is not to be a dream killer, but to help you achieve the best possible look for your home. When work has been done without using the ACC process, some very expensive mistakes have happened.

On our ACC team, we have some very talented people who can help you with your beautification process. For instance, when trees come down, they often leave gaping holes that need to be spruced up and beautified. Please let us help you. Our consults do not cost you anything. We may have some problem-solving ideas that you did not even know existed.

Studies have shown that curb appeal adds approximately 10% value to your home. In a neighborhood with values of \$600k+. Cooper's Pond home prices have outpaced similar Brookwood neighborhoods in home prices over the last few years. That is a benefit to all. If we can keep working as a team to continue to make Cooper's Pond beautiful, we will all enjoy the benefits for years to come. Please know that we are for you and not against you. The best is yet to come!

Spring is finally here! Time to get things beautiful! I am placing my own application for a new garage door, and will be heading to the Growers outlet for some plants/flowers to continue to beautify my home. I hope you will join me. I would love this to be the most beautiful spring and summer in Cooper's Pond yet!!

My cell phone is 678-360-4202. Please call or text, if you would like to bounce ideas off of me or put in a home improvement application to the ACC. In this article, we have the updated ACC form. My email is homesbyalisoncrawford@gmail.com for ACC requests. The ACC looks forward to partnering with you to create a beautiful look for your home and continuing to enhance our beautiful neighborhood.

Kindly, Alison Crawford

Cooper's Pond
ARCHITECTURAL CONTROL COMMITTEE

REQUEST FOR ARCHITECTURAL / LANDSCAPE REVIEW



Homeowners are required to submit property improvement plans to the ACC for review and approval prior to beginning their improvements. Every Cooper's Pond homeowner is subject to these restrictions.

NAME: _____ **DATE:** _____ **Lot #:** _____
(Please Print)

ADDRESS: _____ **Email:** _____

PHONE:
(Home) _____ (Mobile) _____ **Proposed Start Date:** _____ **Finish Date:** _____

CHECK EACH OF THE FOLLOWING IMPROVEMENT TYPES THAT APPLY TO YOUR REQUEST

HOME IMPROVEMENTS:

- | | | | | |
|--|---------------------------------------|--|---|--------------------------------------|
| <input type="checkbox"/> Structural Addition | <input type="checkbox"/> Gazebo/Arbor | <input type="checkbox"/> Play Structure | <input type="checkbox"/> Fence Addition | <input type="checkbox"/> Fountain(s) |
| <input type="checkbox"/> Deck/Patio | <input type="checkbox"/> Pool/Spa | <input type="checkbox"/> Retaining Walls | <input type="checkbox"/> Sculpture/Statue | <input type="checkbox"/> Other |
| <input type="checkbox"/> Trellis | <input type="checkbox"/> Garage Door | <input type="checkbox"/> Windows/Doors | <input type="checkbox"/> Painting | |

- | | | | | |
|--|---|---|--|-------------------------------------|
| <input type="checkbox"/> Fence: (pick one) | <input type="checkbox"/> Scallop Picket | <input type="checkbox"/> Dog Ear Picket | <input type="checkbox"/> Saddle Picket | <input type="checkbox"/> Split Rail |
|--|---|---|--|-------------------------------------|

LANDSCAPE IMPROVEMENTS:

- | | | | | |
|---|---|---------------------------------------|--|------------------------------------|
| <input type="checkbox"/> New Landscape | <input type="checkbox"/> Tree Addition | <input type="checkbox"/> FRONT YARD | <input type="checkbox"/> BACK YARD | <input type="checkbox"/> SIDE YARD |
| <input type="checkbox"/> Landscape Lights | <input type="checkbox"/> Water Features | <input type="checkbox"/> Tree Removal | <input type="checkbox"/> Arbors/Vines | <input type="checkbox"/> Hardscape |
| | | <input type="checkbox"/> Drainage | <input type="checkbox"/> Other (specify) | |

IF YOU ARE ONLY SUBMITTING A REQUEST TO CHANGE THE COLOR OF YOUR HOME:

1. Enclose paint manufacturer color samples with this application.
2. Identify which paint samples apply to body of the house, trim/fascia and trim accent colors.

SUBMITAL INSTRUCTIONS:

1. Submit your scale drawings and plot plans to: Allison Crawford, ACC chair, homesbyalisoncrawford@gmail.com or in her cubby at 237 Coopers Pond Drive.
2. Your ACC Committee must be informed of all materials used in your improvements in sufficient detail for proper review. Where appropriate, submit samples or color photos of the material (brick, slate, wrought iron, lighting standards, etc.). In its sole discretion, the ACC may ask for more information regarding your improvement during the review process. While waiting for a response from the owner, the 30-day approval period will suspend and then resume with receipt of additional information.
3. Though neighbor approval is not required, depending on the improvement the ACC may solicit input from your neighbors regarding your submission and consider their input as part of the review process. It is prudent that you discuss proposed changes to your home with your surrounding neighbors.
4. Cooper's Pond is a PUD (planned urban development). Homeowners are required by law to follow the neighborhood's bylaws, covenants and design standards. All plans for landscaping or altering homes/lots in must be submitted in writing to the ACC (Covenant 6.05) for approval before you take action on any such plans. Please call any ACC member if you have questions or need help; we're in the neighborhood directory. Improvements made without ACC approval are subject to removal by the owner at the sole discretion of the Board of Directors.
5. PLEASE NOTE: Gwinnett County may require approval of certain types of improvements. You may be required to get permits and other conditions may apply. The owner is solely responsible for fulfilling any municipal requirements.

NOTE: IF THE APPLICATION YOU SUBMIT IS INCOMPLETE OR INDECIPHERABLE IN ANY WAY THE 30 DAY TIME FRAME IN WHICH THE ACC HAS TO REPLY IS SUSPENDED UNTIL YOU COMPLETE THE APPLICATION PROPERLY AND RESUBMIT IT FOR REVIEW.

**Cooper's Pond
Architectural Control Committee**

REQUEST FOR ARCHITECTURAL / LANDSCAPE REVIEW



DESCRIBE YOUR PROPOSAL AND IMPROVEMENT IN DETAIL:

WHO IS YOUR CONTRACTOR?

- I'm performing the work myself.
- My general contractor is: _____
- My landscape contractor is: _____
- The homeowner is the "person responsible" for damage to the Cooper's Pond common areas caused by himself or by his contractor while completing these improvements. By submitting this application, I acknowledge responsibility for damage to the common areas by contractors entering Cooper's Pond property at my invitation.

Have you discussed your idea with your neighbors Yes: _____ No: _____

Have you read the Cooper's Pond covenants and design standards? Yes: _____ No: _____

The basis for this architectural requirement is your recorded covenants (6.05). Improvements made without ACC approval are subject to removal at the sole discretion of the Board of Directors.

Owner Signature

Date

Note: Improvement work may not commence without written committee approval. Please submit plans anticipating up to 30 days for review and comment by the Architectural Control Committee. Unauthorized improvements are subject to removal.

ACC members appreciate your support, helping Cooper's Pond maintain its well-deserved status as one of the most beautiful upscale neighborhoods in the Brookwood schools' cluster. Feel free to contact a committee member if you have questions; we're in the neighborhood directory.



**SIGN UP FOR NEIGHBORHOOD NEWS
(between Duck Soups!)**

If you haven't yet, please make sure we have your best email address so that we may include you in time-sensitive neighborhood news. Simply send an email with your name to:

ImproveCoopersPond@gmail.com

This email list will only be used by board members to communicate time-sensitive neighborhood news, and there will be no "reply-all" option.

Thank you in advance!

Lawn Care in Cooper's Pond

Cooper's Pond has partnered with Turf Masters Lawn Care to offer both neighbors, and the HOA, extra incentives to use Turf Masters for their lawn care fertilization and weed control needs. Turf Master's is offering, any Cooper's Pond resident that signs up for annual service with Turf Masters for their lawn care service will receive an additional 10% off as well ½ off of there first service. In addition to that, Turf Masters is also the lawn care provider for the HOA and will issue a credit of \$25 per resident that signs up towards the HOA's account. Please call Markus Filmore at 678-483-4629 for a free quote.

Tell him you are calling about the "Matt Crowley Cooper's Pond Special".



Yard of the Month - David & Linda Swint

March Yard of the Month Winner -

Matt & Jen Vereen - 267 Cooper's Pond Drive - Congratulations!!!!



CPHOA CONTACTS

Board of Directors

President	Aaron Wysko
Vice President	Cheryl Davis
Treasurer	Kathryn Canada
Secretary	Ross Redman
Director	Jane Woods
Director	Phil Thrasher
Director	Justin Cantrell
Director	Kenneth Williams

Committees

ACC	Alison Crawford, Joel Larson, Tom Ring, David Darby, Melissa McDaniel & Paige Knight
Billiards	Matt Crowley
COPS/Neighborhood Watch	Kenny Shipp
Directory	Chris Herndon
Duck Soup	Chris Herndon
Grounds/Facilities Management	Ross Redman
Clubhouse	Suzie Williams & Ann Pruitt
Extended Swim	Suzie Williams
Pool	Kevin Stillwell & Shelley Bronaugh
Tennis	Bob McErlain
Government Liaison	Jody Campbell
Ladies Club	OPEN
Social	Jill Crowley
CP Literary Society	Ann Pruitt
Swim Team	Jody Campbell & Jennifer Wright
Welcome	Emily Anderson & Alison Crawford
Yard of the Month	David & Linda Swint

