

To protect the privacy of our members, the phone list is not available in the on-line version of the newsletter.

Wellesley Place Spring 2004 Review



Useful information from your 2004 Board of Directors

Brian Kelly	President
Barbara Jones	Vice President
Jim Webster	Treasurer
Allan Regenbaum	Secretary

Spring Spruce-up Suggestions

This is a great time of year to take a look around for opportunities to spruce up your property.

- Power-wash your house every Spring. Mold grows easily here in the South, and can cause permanent damage to stucco and wood surfaces.
- Paint your non-brick surfaces every 3 - 5 years.
 - Remember that new colors must be approved—see a Board member or <http://www.wellesleyplace.org> for a form.
 - The original builder did not use a primer, so fading and streaking is very noticeable from an angle
- Check window frames and door sills for rotting wood
- Control your weeds regularly and vigorously—your weeds infect your neighbors' yards easily.
- Cut grass every week during the growing season
- Edge your lawn along the street, driveway, and walkway
- Prune shrubs and bushes
- Fertilize lawns, flowers, shrubs, and bushes
- Remove any dead trees, bushes, or shrubs
- Add new mulch to flowerbeds to protect them from summer heat and drought
- Power-wash fences and decks
- Maintain your gaslight
 - Replace mantles (available at Ace Homeplace)
 - Replace broken glass (available at Ace—bring an unbroken pane, and they will custom-cut a new one)
 - Clean glass panes

NOTE: Turn off the gas and wait several minutes before touching glass panes or mantles.

- Paint mailbox and supporting pole with a rust-preventing paint.
NOTE: Please feel free to visit Brian Kelly or Barbara Jones to borrow our gold paint.

Please remember all of our property values are affected by the appearance and condition of your house and yard.

Board Contacts

While you are always welcome to contact any Board Member with any issue, the following may help you decide who to contact for the most direct action:

- | | |
|-----------------|---|
| Brian Kelly | <ul style="list-style-type: none">• Common area issues other than landscaping (e.g., fence, lights)• Concerns with individual properties |
| Barbara Jones | <ul style="list-style-type: none">• Mt. Vernon intersection traffic concerns• Suggestions for vendors (painters, etc.) |
| Jim Webster | <ul style="list-style-type: none">• Common area landscaping concerns• Payment of annual homeowners association fees |
| Allan Regenbaum | <ul style="list-style-type: none">• Updates to the Web Site• Sharing important information with the community |

We Need Help!

The Board is currently looking for assistance in the following areas:

- Annual Neighborhood Party—while this has been somewhat less than annual, this event was very well attended last time it was held, and is a great opportunity for all of us to get to know each other better. Please contact any Board Member to offer your assistance in organizing this event.
- Vendor Updates—Our Web Site, www.wellesleyplace.org, provides a central location to help us refer painters, plumbers, and other household help to our neighbors. Please share your positive experiences with the community by providing contact information to Allan Regenbaum.
- Email Addresses—It would be much more efficient if we could contact people by email address for items such as this and for distribution of information from others (such as the Dunwoody Homeowners Association). Please send your email address to Brian at president@wellesleyplace.org. Thanks!

Letter from the DHA/DPT (continued)

to at least 10 of your neighbors and community friends requesting that they join you.

If this carwash is successful, a long term lease could be signed and the heart of our community could be stuck with a business similar to the outside carwashes that can be found on the corner of Spalding & Holcomb Bridge road and on Roswell Road in Sandy Springs.

In addition, at least two other outside transportable carwashes have sprung up in our community on Chamblee-Dunwoody Road during the past two weeks. We ask that you not patronize them as well.

With your help, we can ensure that the heart of our community continues to have the image that we all take pride in. Rest assured that DHA and DPT will continue to work with BP in finding a more suitable use for this important property.

Thank you for exercising your First Amendment rights and standing up and protect the image of our community!

Respectfully submitted,

*Ken Wright
President
Dunwoody Homeowners Association*

*Danny and Queenie Ross
Co-Presidents
Dunwoody Preservation Trust, Inc.*

Wellesley Place Web Site

For information about neighborhood events, recommendations from your neighbors on household help, architecture forms, covenants, and other important information, do not forget to visit the Wellesley Place Web Site at <http://www.wellesleyplace.org>.

Friendly Reminders

While each of us lives here and does our best, it is sometimes necessary to remind our guests and household help of the following:

- Make sure to clean up any mess your dog makes, whether on the street or in a private yard.
- Do not dispose of trash or cigarettes in your neighbors' yards or in the street. Take them home and dispose of them properly.
- As you drive through the neighborhood, please drive slowly and carefully. Many of your neighbors have children and walk their dogs.
- For your own safety, be very careful entering and exiting our neighborhood—we have one of the most dangerous intersections in Dunwoody.
- Many services insist on leaving materials on our lawns and driveways. Please pick these up and take them inside as soon as you get home.

Leaving Town?

If you are leaving town, please remember to make arrangements to keep your house safe and secure from robbery, vandals, and fire. The following tips will help whether you are taking a well-earned vacation or a just a short weekend trip.

- Stop paper delivery or have a neighbor collect papers daily
- Give a house key and alarm code to at least one neighbor—this is very important to help out police and emergency personnel in case of a break-in or fire.
- Ask a neighbor or friend to have mail collected daily. If you are going to be gone for an extended period of time, visit the Post Office and ask them to hold your mail for you.
- If you normally cut your own lawn, remember to arrange to have someone cut it each week while you are gone.
- Purchase timers to turn lights on and off

TIP: If you have pets you are leaving at home, there are services which will come in daily to feed and walk the pets, collect mail and papers, and turn lights on and off.

Letter from the DHA/DPT

The Wellesley Place Homeowners Association is a member of the Dunwoody Homeowners Association. The open letter below is being distributed as a courtesy for your information.

An Open Letter to the Dunwoody Community from the Dunwoody Homeowners Association and the Dunwoody Preservation Trust

*Dear DHA and DPT Members
and All Dunwoody Neighbors,*

We are writing today to inform you about a proposed outside carwash which is opening on the southeast corner of Mount Vernon Road and Chamblee Dunwoody Road (formerly the Phillips 66 property) in the heart of Dunwoody, directly across the street from Dunwoody's historic Farmhouse.

First, let us make it clear that DHA and DPT officers are not opposed to carwashes in our community, but what we do oppose is having it located on our most visible and important intersection. We can and must do better!

Background

When the former Phillips 66 operations went out of business two years ago, BP leased this property from the Florida owner for two reasons: 1) as a possible location for an expanded facility in Dunwoody; and 2) to keep a competitive gasoline station from opening on that corner.

BP was unsuccessful in acquiring the adjacent property and has decided to make their expansion at their current station site. Finding a suitable tenant for the subject property has been difficult because of the size of the property (only .3 acres) and the setback requirements which are currently in effect.

BP holds the lease on this property until 2012, and has an option to purchase the property during the term of the lease. BP's lease

Letter from the DHA/DPT (continued)

payments on the property are over \$13,000 per month. BP has been attempting to sublease the property for the past twenty months without success. In fact, the only offers which BP has received on the property were a pornographic sex shop, a check cashing/pawn shop and a carwash. Our community deserves better than this.

Immediate Problem for the Community's residents

BP recently signed a one year lease on the property to a group that plans to open an outside carwash business with a monthly cost of \$8,000. The lessee plans to open this "outside type" full service carwash very shortly. The Dunwoody Preservation Trust and the Dunwoody Homeowners Association feels this is not an appropriate business to have in the heart of Dunwoody on our most important intersection.

The DPT and DHA leadership have had many conversations and meetings with BP to express their opposition to the business. At this writing, BP, DPT, and DHA continue discussions to find an acceptable solution for the use of this property.

Request of Action from the Community

The DPT and DHA have advised the carwash owners of their opposition to the carwash at that location and requested that they withdraw their offer on the property and find a more suitable location for such an enterprise. Furthermore, DPT and DHA have advised the carwash owners that if they persist in opening the business across from the Farmhouse, which is North DeKalb's only structure listed in the National Historical Register, that a call for a community wide action plan to exercise your First Amendment rights of free speech and not patronize the business would be sent to the members of DHA, DPT and the Dunwoody community at large.

The DHA and DPT request that you exercise your First Amendment rights to protest by not patronizing this outside carwash business. Furthermore, we ask that you spread the word by sending this e-mail

