

***PeachTree Plantation West  
Swim – Tennis & HOA.***

4/29/2011

Dear Homeowners:

As some of you may know, the Bylaws of Peachtree Plantation West, (PWI), Inc. currently do not require homeowners who live in the PWI subdivision, but who elect not to use the recreational facilities in PWI to share in the costs associated with maintaining these facilities. The PWI Board is interested in making sure that our neighborhood's amenities are maintained in order to preserve property values within the community and attract new buyers. To do this, the board has explored the idea of creating a permanent homeowners association in the PWI subdivision.

The primary disadvantage of voluntary membership in supporting all of the community facilities is that there is no guarantee that participation will continue. Even in voluntary associations, every owner's property value is affected by amenities that fall into disrepair. This has prompted many communities without a mandatory membership association to create one after originally being established as a voluntary membership association. By creating a permanent, mandatory dues-paying membership association, PWI will be able to plan and budget for upkeep of the amenities. Further, spreading the cost of maintaining, insuring and operating these facilities among all homeowners ensures that the facilities will be properly cared for. A permanent membership association provides the best means of maintaining PWI subdivision as an attractive and appealing community.

Because of the expressed desire by many homeowners the Board has voted to have our legal counsel prepare proposed new documents for PWI. These documents retain some of our existing Bylaws provisions, incorporating efficiencies that can be realized by changing our governing documents. We will have several informational meetings regarding this project to discuss the process during the month of May. Check the website for meeting dates, locations & times. Of course, each homeowner will be asked to vote on adoption of the new Bylaws and to consent to the submission of your lot to the new Declaration of Covenants that is being presented. We need your participation in this process in order to be successful.

If you want to get on the mailing list for all future correspondence, please email [board@peachtreeplantationwest.com](mailto:board@peachtreeplantationwest.com). Also check out our website for updates [PeachtreePlantationWest.com](http://PeachtreePlantationWest.com).

The Board is excited about this important project and looks forward to your support.

Sincerely,

***Board of Directors***

Peachtree Plantation West, Inc.