

[www.chestnutsprings.org](http://www.chestnutsprings.org)

### In This Issue...

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- *CS Happenings*
- *President's Letter*
- *Classified Ads*
- *Crossword Puzzle*
- *More CS & Cobb News*



## PILLARS OF OUR COMMUNITY

We recently lost two near and dear friends of our neighborhood. Our hearts and minds are with their families.

First, Patricia (Patty) Luczaj was a long-time member of the Chestnut Springs community (one of the very first, at 32 years!) and sadly passed away August 17th in Hospice care near Northside Hospital. Patty is survived by Greg (her husband), and Allan, Kerry and Alexander (her grandson).

Chicago born and raised, she lived, worked and shopped in the city suburbs. The bakery was close by and she worked there as a young adult. She often talked of the smell of fresh bread and how she loved it.

Patty's mother worked as a waitress and her father passed away when she was 15. She graduated from the University of Illinois and she met her husband Greg there. The majority of her career was with property management and she also worked for the Atlanta Housing Authority.

She loved travel and visiting friends. Her passion of enjoying nature was reflected by frequent visits to Coastal Georgia and Florida. The Botanical Gardens, here in Atlanta, was also a favorite activity.

Patty enjoyed her neighborhood Bunko group and playing with her grandson, Alexander. She will be sorely missed.





Another longtime Chestnut Springs resident of 24 years, Mary “Jo” Woods, 57, passed away Thursday, Oct. 19, 2017, peacefully at home surrounded by her family. Jo was born March 31, 1960, in Atlanta, graduated from Heritage High School in Lynchburg, Va., and then from Radford University in Radford, Va. She worked in fashion merchandising and lived in Myrtle Beach, S.C., San Francisco, and Northern Virginia before moving to Marietta.

Jo was active in the community where she volunteered extensively. She enjoyed making meals for Mt. Bethel’s older adults and working in the summer with kids at Camp Hope. Within Chestnut Springs she had active roles in the women’s club, tour of homes, garden tour, swim team, and book club. She enjoyed traveling with her family on trips and cruises that took her across the country and around the

world. Her favorite place was the beach. Jo made countless friends and kept them. She had a wicked sense of humor, strong opinions and a commitment to family.

Jo was a talker. She could talk with anyone, and her frequent and long conversations were how she became known and loved by so many people. Jo created a framework of loving connections with family, friends, and neighbors. Jo was a talented and creative cook who loved to entertain and coordinate gatherings, a scrapbooker, a skilled decorator and a gardener. She enjoyed going to estate sales and was always on the lookout for a bargain. She loved her book club, her Chestnut Springs neighbors, her Mt. Bethel family, and her scrapbooking weekends. Adventures near and far with her friends were always in the works, whether that be a day trip to Social Circle or a summer trip up the East Coast. Her determination, humor, and advice will be truly missed.

Jo leaves behind her husband of 30 years, Tom Woods, her beloved children Alex, Andrew and Emory, and a host of dear friends and neighbors.

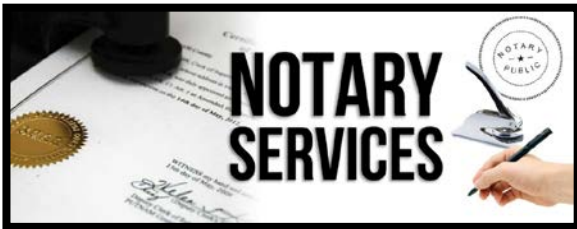
Four pink Autumn Chiffon Encore Azaleas were planted in front of the Little Free Library in memory of Jo and soon a garden marker will accompany them. As an avid gardener and a loyal member of the Chestnut Springs Book Club, this seemed to make a fitting tribute.

THE NEW CHESTNUT SPRINGS WEBSITE IS LIVE! CHECK IT OUT!

<https://www.chestnutsprings.org/>

## YARD OF THE MONTH

Congratulations to  
the Jacksons, at  
1570 Kinglet Lane!



## OUR NEIGHBORHOOD NOTARIES!

We're so fortunate to have a few notaries here in Chestnut Springs. And at least three, thus far, have volunteered their services to neighborhood residents, for free.

These magnanimous members of our community are: Joan Halligan (770-973-4587 – [dixieboz@bellsouth.net](mailto:dixieboz@bellsouth.net)), Martina Bujdoso Schneider ([martina.schneider7@gmail.com](mailto:martina.schneider7@gmail.com)) and Kathy Gunn ([gunnkaly@gmail.com](mailto:gunnkaly@gmail.com)).

Thanks, ladies!



## BOOK CLUB!

Book Club Potluck Holiday Gathering!

- December 5th at 7:00 pm
- Contact Kim Burgett for more information at 770-757-4469, or [kabatl@bellsouth.net](mailto:kabatl@bellsouth.net).

December Selection: "Britt-Marie Was Here" by Frederik Bachman

January Selection: "The Faith Club: A Muslim, A Christian, A Jew – Three Women Search for Understanding"



## CLUBHOUSE RENTAL INFORMATION

Contact Clubhouse Chair,  
Tammy Feilmeier



## NOTE FROM THE EDITOR

*The Nutshell* is the one avenue we all have to connect with the neighborhood goings-on, on a macro level. And every month we'll want to hear from you (*yes, you!*) regarding what may be happening, as it pertains to us all.

So please send any and all fun, useful, engaging information about Chestnut Springs to [CSNutshellEditor@gmail.com](mailto:CSNutshellEditor@gmail.com). When possible, we may highlight your input in an issue.

**Be involved!**



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**CS HAPPENINGS**

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# BootCamp IN THE PARK

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678-938-7262

[heidi@bootcampinthepark.org](mailto:heidi@bootcampinthepark.org)

**BootCampInThePark.org**

## HOA News...Letter from the President

Dear Neighbors!

Time and time again, I'm reminded of what an incredible community we have in our neighborhood. We look out for each other's kids, we help take care of our neighbors pets, we provide meals for families when someone is in the hospital, we cheer for all the student-athletes, mathletes, musicians, thespians, and cheerleaders.

We are classmates, teammates, playmates, and friends. We celebrate every occasion, and we come together in moments of sadness and loss.

As we enter this season of Thanksgiving, I hope you all take a moment to appreciate the family of friends that are your neighbors.

Sincerely,

Cinda O'Keefe



### NOISY DOGS!

Noise ordinances in Cobb County state that noisy pets should be controlled before 7am.

Additionally, the most common nuisance violation in Cobb County (per their website) is in regards to barking for more than 15 minutes, or when a homeowner cannot reasonably enjoy their property.

Be kind – rewind! No, that's not right. Be kind – please keep your dogs quiet!

### 2017 Chestnut Springs HOA Board

**President – Cinda O'Keefe**  
**Vice President & ACC Chair – Chris McKemie**  
**Secretary – Kathy Tenney**  
**Treasurer – David Song**  
**Clubhouse – Tammy Feilmeier**  
**Pool – Jason Cuff**  
**Tennis – Craig Kulpa**  
**Membership – Selena Hutcheson**  
**Nutshell – Matt Simpson**  
**Joe Wasilewski – Grounds**

*Reach us at:*

*CSNutshellEditor@gmail.com*  
*officers@chestnutsprings.org*

### Architectural Control Committee Reminder

Please submit any changes to your homes' exterior or major landscaping to the Chestnut Springs Architectural Control Committee (ACC). The changes requiring ACC approval include any addition to the house exterior, exterior painting and roofing, fencing, outdoor hardscapes, and major landscaping project (over \$1000).

The approval process is described on the Chestnut Springs website at <http://www.chestnutsprings.org/acc.php>. In the middle of ACC page is a link to the request form. Also, see more detailed information by clicking the Association Quick Links on that page for Protective Covenants. The completed request form along with pictures and plans for your improvement should be emailed to [boardmembers@chestnutsprings.org](mailto:boardmembers@chestnutsprings.org).

- Chris McKemie, 2017 ACC Chair

## IN-HOME PEDIATRIC SPEECH THERAPY SERVICES

Kate Pollard, M.A., CCC-SLP  
15 years experience treating babies through elementary age children. Offering Screenings, evaluations and therapy for the following: Articulation/Phonology, Apraxia of Speech (PROMPT trained), Autism, Early childhood language delay/Late talkers, Receptive/Expressive Language Disorder.  
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Cell: 415-517-4092  
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## BABYSITTER/MOTHER'S HELPER

Abby Wilson (age 13). Certified babysitter. Can help with birthday parties also.  
**770-565-9345**  
[jmwilson27@yahoo.com](mailto:jmwilson27@yahoo.com)

## 2 BROS. DOG WALKING & PET CARE

Do your pets need exercise? We can help! We are Jack and Garrett Hunsinger. We are homeschooling animal lovers. Available for in-neighborhood dog walks, playtime or pet care. References available | Taken basic dog obedience course | Responsible | Individual or daily walks or visits | Your pets get individual attention.  
**Call or text Jack at 678-994-3869**

## Scott Pennington, Licensed Professional Counselor

Accepting new clients at the Sandy Plains or Kennesaw offices. Works with children, adolescents, couples, and families coping with anxiety, depression, life issues, life transitions, and more.  
**678-642-1111 or [scott@nwgbh.com](mailto:scott@nwgbh.com)**

## CERTIFIED HEALTH COACH & PERSONAL TRAINER

FREE HEALTH ASSESSMENT and BMI calculations during the month of August and September! Do you know your BMI (Body Mass Index) and if you're at a Healthy place? If you would like to see where your Health and Wellness is please reach out to Terri Moore at 678-938-8433. I'm happy to conduct a FREE HEALTH ASSESSMENT and calculate your BMI. If you have friends and family that need this, it's as easy as picking up the phone and calling me. No commitments!!

## RESIDENTIAL DESIGN SERVICES

**Leigh Erickson**  
**[Leigh.erickson@comcast.net](mailto:Leigh.erickson@comcast.net)**  
**404.370.2981**

12 years of experience in commercial and residential design. Services range from simple advice to master planning and large scale projects.

## WAGGLES PET SITTING

**Ansley Hutcheson**  
**770-686-9289**  
**[ahutch1010@gmail.com](mailto:ahutch1010@gmail.com)**

Dog-walking, feeding and changing water, brushing, playing with your pet(s). Also can water plants, bring in mail and packages, take trash to curb while you are away

## 1 bedroom, 1.5 bath condo near Cashiers in the west NC mountains for sale.

Great views, pool community adjacent to Gorge state park. Great weekend gateway or rental property 3 hours from East Cobb. Enjoy the snow in the winter and sleeping with the windows open in the summer. Great hiking and golfing. Seller bought another condo next door and needs to sell. Priced to sell at \$69k.  
**404-308-0893**

## WILSON READING SYSTEM CERTIFIED TUTOR IN CHESTNUT SPRINGS

Lois Cook, S.Ed., 770-841-3616  
[lcook@bellsouth.net](mailto:lcook@bellsouth.net)  
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## BRANDING, MARKETING, ADVERTISING SERVICE

Whether advertising in *The Nutshell*, or any other media outlet, I can make you and your company look good. Print/online ads, posters, postcards, business cards, website content...you name it, I can create it. Samples:  
<https://mattsimpson.carbonmade.com/>  
**Let me know what you need!**  
**[simpsonmatt@gmail.com](mailto:simpsonmatt@gmail.com)**

## FREE CLASSIFIED ADS FOR NEIGHBORS

Contact the Nutshell at [csnutshelleditor@gmail.com](mailto:csnutshelleditor@gmail.com) if you would like a classified in this space. (Size restrictions may be necessary.) Paid advertising for neighbors (and anyone else) are available @ the following 6 mo. rates:  
**Business Card - \$50**  
**1/4 page - \$90**  
**1/2 page - \$180**



# Know Someone Thinking of Selling, Here are 4 Reasons to Sell This Fall

Visit [www.PriceOurGeorgiaHome.com](http://www.PriceOurGeorgiaHome.com)

## 1 Buyer Demand Will Continue to be Strong

Buyers are out in force looking for their dream homes! Buyers are often competing with one another for the listings that are available! **According to NAR, the median days on the market for a listing was only 30 days last month!**



## 2 There is Less Competition Now

**Housing inventory is still under the 6-month supply that is needed for a normal housing market.** This means that, in the majority of the country, there are not enough homes for sale to satisfy the number of buyers in the market.



## 3 There Will Never Be a Better Time to Move Up

Prices are projected to appreciate by 5.0% over the next year according to CoreLogic. If you are moving to a higher-priced home, **it will wind up costing you more in both down payment & mortgage payment, if you wait.**



## 4 It's Time To Move On With Your Life

Look at the reason you decided to sell in the first place and determine whether it is worth waiting. Perhaps the time has come for you and your family to move on and **start living the life you desire.**



**Martina Schneider**  
CRS, ABR, SRS  
REALTOR®  
Mobile: 678-782-1533  
Office: 770-973-9700  
[Martina@OurGeorgiaHome.com](mailto:Martina@OurGeorgiaHome.com)



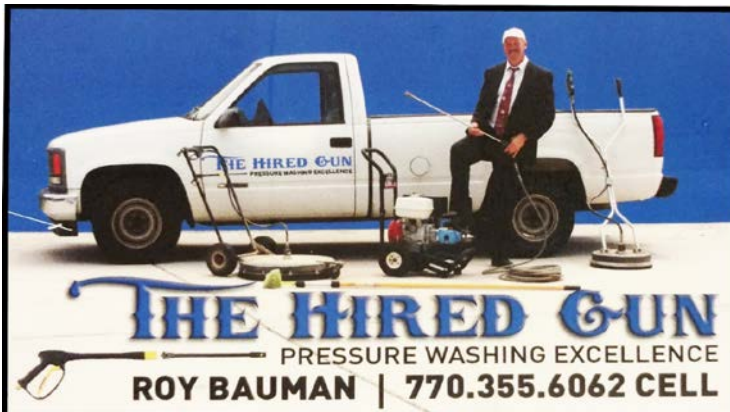
Each Office Independently owned and operated.

In the event that your home is already listed with another brokerage, this postcard is not intended to solicit your listing.



## CHESTNUT SPRINGS FACEBOOK PAGE

Current members of the Chestnut Springs HOA Facebook page can easily add any CS resident with whom they are Facebook friends. Just go to the CS Facebook page on your computer and click on add a member tab. Select them from the list of your friends and they will be added on the Facebook Chestnut Springs site. Any new resident that cannot find a current member to add them can contact Mary Lou Panaccione-Villalba and she will request them as a friend and then add them to the Chestnut Springs site. This is a private site to limit the site to members of the community.



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## OCTOBER CROSSWORD SOLUTION

C	A	L	F		C	L	E	N	C	H		P	T	A
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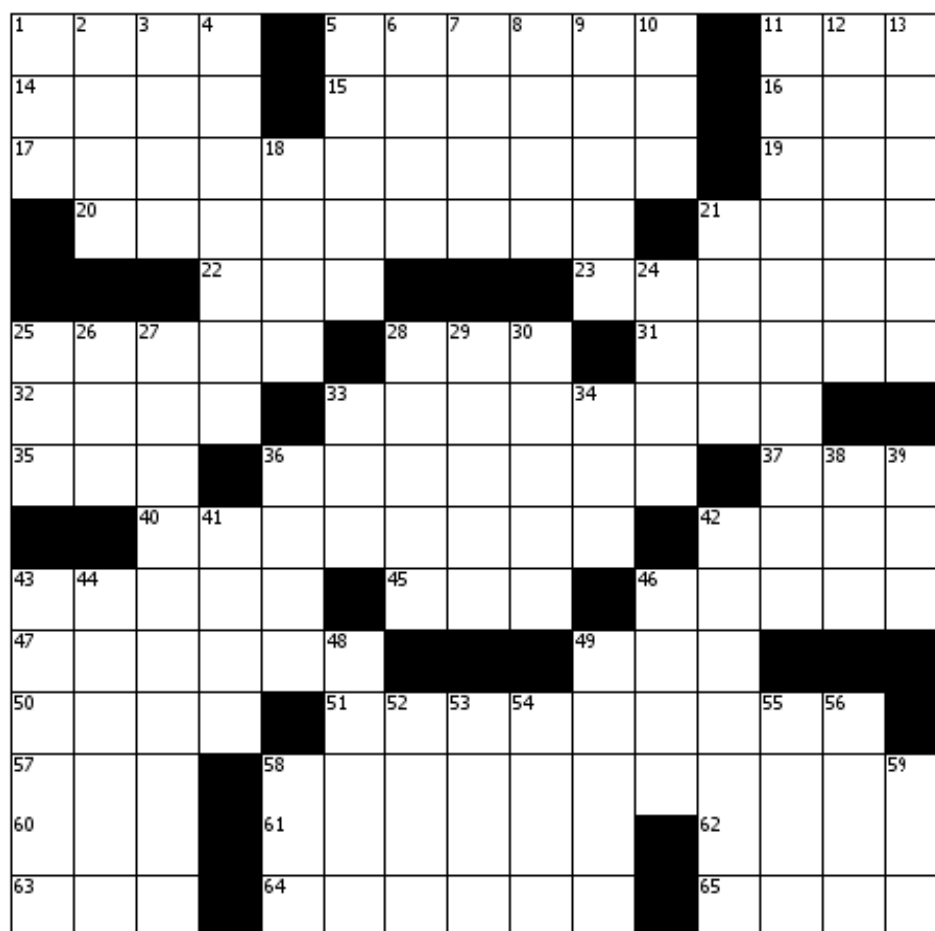


# CHESTNUT SPRINGS' NOVEMBER CROSSWORD

(solution in next month's Nutshell)

## Across

1. Facilitate
5. Archie Bunker, et al.
11. Inflation cause?
14. On an even \_\_\_\_
15. Actor Estevez
16. Toronto's prov.
17. Anne's fictional home
19. London john
20. Annually
21. Husband of Frigg
22. Summer shade
23. Tranquil
25. Jolly man?
28. Ave. crossers
31. Car scars
32. "Jane \_\_\_\_"
33. Farm herder
35. Bullring bravo
36. Hero
37. \_\_\_\_ carte
40. Switched to a pricier model, e.g.
42. Popular ear cleaner
43. Linger behind
45. Henna, for one
46. Leather variety
47. Cue
49. Actress Arthur
50. "Zounds!"
51. Granny Smith producer
57. Prominent rock
58. F. Scott Fitzgerald novel, with "The"
60. Large sandwich, for short
61. Exaggerate
62. Seesaw sitter of rhyme
63. DDE's WWII command
64. Most wan
65. Fuel holder



## Down

1. Heart record (abbr.)
2. Prefix with dynamics
3. Spotted
4. Office holder
5. Started
6. "If \_\_\_\_ be so bold..."
7. Agree
8. \_\_\_\_ podrida
9. Stadium rows
10. Help wanted ad?
11. San Francisco landmark
12. Baptize
13. Rocks
18. In the neighborhood
21. Sandwich cookie
24. Whirlpool
25. Classic car
26. Popeye's Olive
27. "Anna Karenina" actress
28. Furnished with footgear
29. \_\_\_\_ bear
30. Musical bridge
33. Lay the lawn down
34. Young boxer
36. Type of performance
38. Cover
39. Big brute
41. Watermelon waste
42. Foursome
43. Tropical fly
44. Provide with equipment
46. \_\_\_\_ good example
48. Insect stage
49. Sired
52. Orange part
53. Decrease gradually, with "down"
54. Ford models of yore
55. Italian pronoun
56. Abba of Israel
58. Bush's gp.
59. "Ick!"

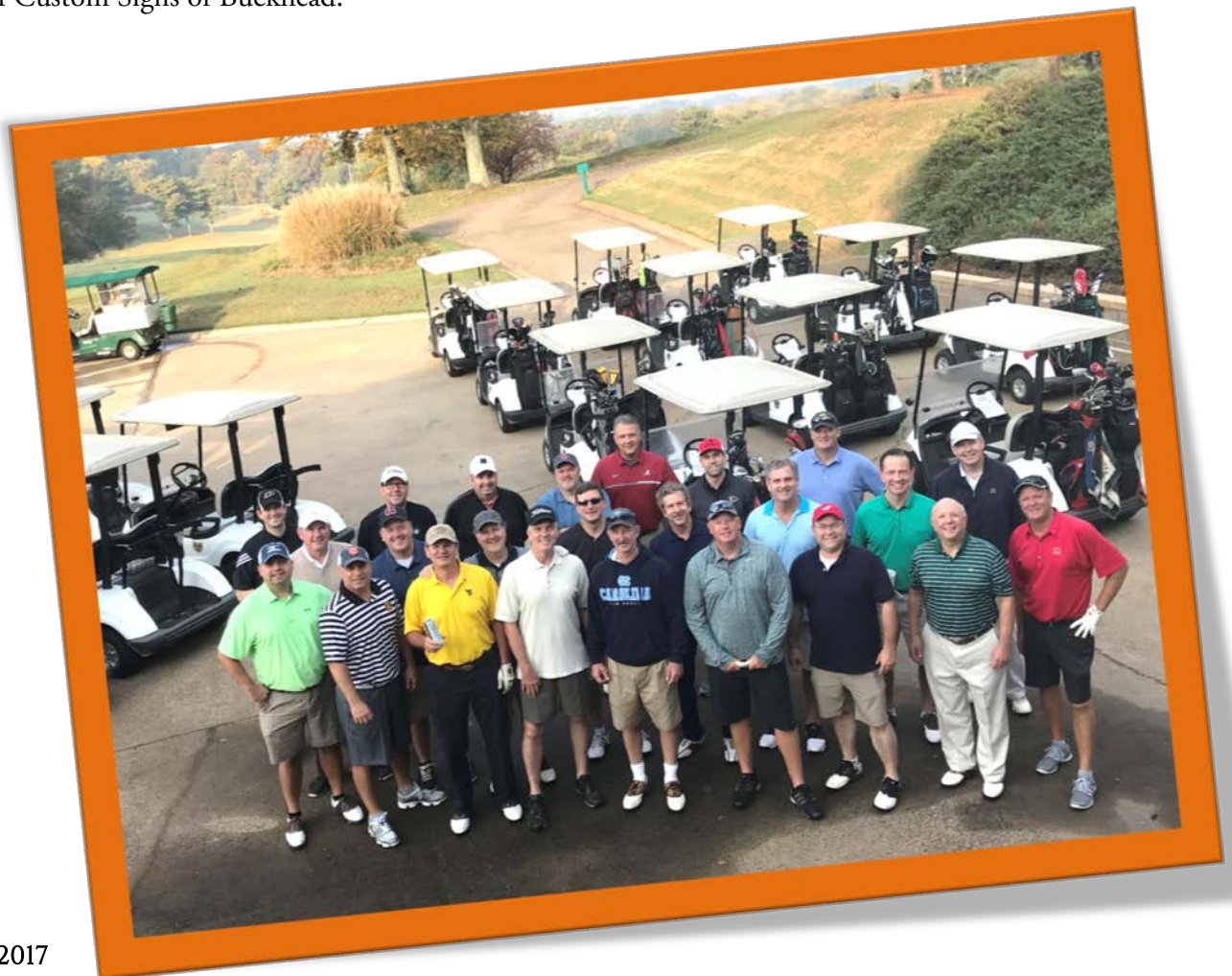
# 11th Annual CHESTNUT SPRINGS CHAMPIONSHIP



The neighborhood's 11<sup>th</sup> annual men's golf tournament was held November 4<sup>th</sup>. Six teams battled it out in scramble format in perfect weather at City Club Marietta. Congratulations to the winners:

- 1<sup>st</sup> Place Team: Harvey Sell (captain), Greg Hutcheson, Jamie Moore, Mike Pierce (-10)
- 2<sup>nd</sup> Place Team: Danny O'Keefe (captain), Tim Halligan, Brent Kagan, Joe Wasilewski (-6)
- Putting Contest: Mike Burgett
- Closest-to-the-Pin Contests: Jon Nolan (Hole 3), Sean Hummel (Holes 7 & 17)
- Longest Drive Contests: Mike Burgett (Hole 1), Jon Nolan (Hole 14)

Thanks to all who played, as well as Platinum Sponsor Dave Verner of Trinity Fitness and Gold Sponsor Greg Hutcheson of Custom Signs of Buckhead.





## DONATE JACKETS AND WINTER WEAR TO POLICE DEPARTMENT COAT DRIVE

Cobb County Police Department's Community Affairs Unit staff is excited to announce its first annual coat drive: "Giving the Gift of Warmth." Help us ensure everyone in our community enjoys warmth during the upcoming winter season. We need your support to make this project a success by donating gently-used coats and other winter wear (scarves, hats, and gloves) to children and families in need. Your donated items will be shared with numerous organizations throughout Cobb County.

Donations can be dropped off at any of the below locations through Friday, Dec. 1:

Precinct 1: 2380 Cobb Parkway, Kennesaw

Precinct 2: 4700 Austell Road, Austell

Precinct 3: 1901 Cumberland Parkway, Atlanta

Precinct 4: 4400 Lower Roswell Road, Marietta

Precinct 5: 4640 Dallas Highway, Powder Springs

Headquarters: 140 North Marietta Parkway, Marietta

The best times to drop off at the precincts and headquarters are between 9 a.m. and 4 p.m., Monday through Friday (excluding county holidays). If you are unable to make a drop-off donation, please call Sgt. Jeff Tatroe (Community Affairs Unit supervisor) at 770-499-3981 or email him at [jeff.tatroe@cobbcounty.org](mailto:jeff.tatroe@cobbcounty.org) for a scheduled pick-up.