



## NOTICE OF ANNUAL MEETING

The Wolf Creek Property Owners Association will hold its 2024 Annual Meeting for all members on:

**DATE:** Saturday, May 4th (be with you) 2024

**TIME:** Registration/Check-In begins at 9:30am  
Meeting to start promptly at 10:00am

**WHERE:** Wolf Creek Pool parking lot, in front of the tennis courts.  
Please bring a chair. 2290 Mitford Court, Dacula, GA 30019

### AGENDA

1. Meeting Open- Review of Agenda
2. Introduction of current Board
3. State of the Neighborhood
  - a. General Overview
  - b. Financial Overview
  - c. Projects Recently Completed
  - d. Projects Planned for 2024
4. Current Candidates for Re-election Brief Statements
5. New Candidates Brief Statements
6. Q&A for resident questions
7. Voting
8. Voting Results
9. Meeting Adjourned by 11:30am

\*\* Please note that if you are delinquent in any amount owed to the Association, including late fees, assessment, fines, etc., you will not be eligible to vote or to serve as an Association Board Member.

**QUORUM:** Please note that we must have greater than one tenth percent (1/10th%) of the homeowners entitled to vote present at the Meeting, in person or by proxy, to constitute a quorum. If you are unable to attend the meeting, please sign and fill out the Proxy. You may give your Proxy to a current Board Member or neighbor who will be attending the meeting, the proxy will then be delivered to Sandy Adams from Heritage.

Message  
from the  
Board

## Get to know your Board Members

### POA President



**Ted  
Thomas**

Ted and his wife have lived in Wolf Creek since October of 2001. He has been married for 41 years and have one 31-year-old son, Taylor Thomas. For him, it has been an honor, to be on the Wolf Creek HOA / POA Board as the President since 2003. It has been his pleasure to serve our wonderful community, some of the items accomplished during his time includes: lowering our management cost, building an entrance monument at the Mitford, maintenance projects (swimming pool resurfacing, tennis court resurfacing, new roof on the pool cabana), security cameras at the amenities area to protect our property, movie nights, pool parties, and lots of other things that make our community great. None of this would have been possible without exceptional Board Members over the years.

Ted has also served as a volunteer at Dacula Park for 22 years as a Baseball Coach, Board Member, Baseball Director and Pony / Senior Director. Ten years ago he co-founded a league for 14 / 15 Pony and 15 – 19 year olds (Senior). His main hobby is University of Georgia Football and Atlanta Braves Baseball.

### POA Vice President



**Kevin  
Butcher**

Kevin has lived in Wolf Creek since 2001 and have been on the board for longer than he can remember. He oversees the amenities areas and do a lot of the maintenance and upkeep for the pool, tennis courts, playground, etc. Kevin and his wife Beth have 3 grown children, who grew up in this community, and now have 3 grandkids.



**Jennifer  
Casey**

### **ACC Chairwoman - Member at Large**

Jennifer has lived in Wolfcreek for 12 years and she has been a member of the board for 10 years. She loves living in Wolf Creek. You might see her during the summer months at the pool with her two sweet boys and her wonderful husband. Feel free to say hi to her!

Her background in legal work brings great knowledge and experience to assist in the interpretation of our Covenants and By-Laws. She's honored to be living in such a great community, interacting with, and serving all of you, the homeowners.



**George  
Daddis**

### **Member at Large**

George is retired from Eastman Kodak where he managed several Divisions including the Motion Picture Finishing Division. He and wife Suzanne, along with their pets, relocated to KeoweeKey a community of 1800 homes in SC where George served as President of the Utility Board and of KeoweeCares, a 501c3 that provided services to the elderly. He also served on the County Emergency Services Commission. Both George and Suzanne are active with area animal rescue organizations. Being retired George is able to provide backup to several board positions.



**Melissa  
Doran**

**Member at Large**

Melissa Doran have lived in Wolf Creek for 5 years and has been a board member for 2 years. As a Board Member, she's created a Welcome Committee to provide new homeowners with information about community. She also created a Quarterly Newsletter, where we inform the homeowners on what's going, what's up coming in the community. She's also, part of the ACC Committee. Melissa has a loving spouse, they have been married for 12 years, and a daughter who is 10 years old. She was born and raised in Puerto Rico, she speak Spanish fluently and a little of Portuguese, and she has a background in Architecture and Photography.



**Christie  
Griffiths**

**Member at Large**

Christie Griffiths moved to Wolf Creek in 2019 with her husband and two daughters (now 10 and 13). She was a nurse for 10 years before deciding to stay home full-time and focus on her girls. She has been a Wolf Creek board member, on the ACC committee, and a substitute teacher with GCPS since 2021. She enjoys animals and gardening. Last spring she volunteered to take over the entrance flower beds to save on landscape costs. During the summer, you will frequently find her at the pool as she oversees the pool monitors, all pool activities, and helps with enforcing amenity rules. She's excited for new things at the pool this year!



**Brittany  
Burke**

**Treasurer**

Brittany Burke, a devoted wife and proud mother of an amazing little girl. By day, she works as a Regional Associate Director at a national accounting firm, orchestrating financial strategies with finesse. When not crunching numbers, she channels her passion into singing. In the kitchen, she loves to transform ingredients into culinary masterpieces, making every dish with love and creativity! In all things she likes to live a life of excitement and harmony!



**Leslie  
Walker**

**Secretary**

Leslie Walker has been a resident of Wolf Creek since 2006. This is her second year elected to serve on the board and she is honored to serve. She is the proud mom of two children who have lived in Wolf Creek all their lives. She is passionate about contributing to a safe, vibrant, and culturally diverse community. Outside of her professional life, she enjoys going to church and spending quality time with family and with close friends.

UPDATES

- Tree in front of the tennis court was removed because it was causing the sidewalk to crack and be uneven
- There are new flowers at the entrances

WHAT'S  
NEW

- New Umbrellas and lounge chairs for the pool
- Pine Straw throughout the community
- New pool pump

UPCOMING

- Sidewalk repair at amenities area.
- Pool will open on May 17th @ 4pm
- Pool Party scheduled for the Monday, May 27th (Pool Rules attached)
- New mulch at the playground
- New rules and procedures on how to reserve the cabana at the pool for private events

CONTACT US

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[www.wolfcreekhomes.net](http://www.wolfcreekhomes.net)

<https://www.facebook.com/WolfCreekHomes>

## **Wolf Creek POOL RULES**

Wolf Creek Pool is a Family friendly facility. Please be courteous to your neighbors. Everyone is required to follow the Direction of Board Members/Pool monitor on Duty.

- No Lifeguard on Duty; Swim at your Own risk.
- Pool Use for residents, who are current in all dues and assessments, and authorized guest only.
- All Owners must provide proof of membership, Photo ID, to monitor on duty when asked.
- All guest must be accompanied by an adult, 18 years or older.
- Persons under 16 must be accompanied by an adult.
- Persons under 18 are not permitted guest without and adult, 18+ in attendance.
- Owners are responsible for their Children & Guests. Any inappropriate behavior will not be tolerated.
- The POA and Management Company are not responsible for any valuables or injuries.
- People with illnesses and/or open wounds must not use the pool.
- Swim attire or bathing suits only in the pool. No jeans, shorts or street clothes are allowed.
- Swim diapers and plastic pants are required for children in diapers.
- Any non-swimmers must be accompanied by a responsible adult.
- No glass or breakable containers allowed inside pool area.
- Animals, except service animals are not allowed in the pool enclosure.
- No Spitting or blowing nose in the pool.
- No Foul Language, running or horse play allowed.
- Outside Music or entertainment devices volume should be kept low and not contain. inappropriate language or content.
- No Smoking, vaping or e-cigarettes allowed.
- No Food, Gum, or beverages allowed within 4 ft. of the pool.
- The Pump Room is off limits.
- Safety equipment is not to be used for recreation.
- Groups including 5 or more guests is considered a party. All Parties must register with the Amenities Committee prior to entering the Pool area.
- All persons not living in the household of the registered homeowner are considered guests.

**Dial 911 for emergencies**