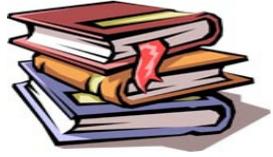




## Reminders And Information October 2012

### KNOW YOUR CITY CODE

We are using this section of our newsletter to familiarize residents with content found in the official City Code book. We will periodically print selected sections. See back for additional City Code. For a full version of the City's Code, please visit [www.mountainpark-ga.gov](http://www.mountainpark-ga.gov).



#### Sec. 101-113. - Standards for determining unfit buildings and structures.

A. Any building or structure that has any of the following conditions (as listed below under subsection B.), such that the life, health, property, or safety of its occupants or the general public are endangered, is hereby declared illegal and unfit for human habitation or use (as applicable) and shall be abated by repair or demolition. The complaint and inspection of an unfit building or structure shall be as set forth in section 101-114 of this article.

B. The code compliance officer is authorized to determine that a dwelling, building, structure or property is unfit for human habitation or use if he finds that conditions exist in such building, dwelling, or structure which are dangerous or injurious to the health, safety, or morals of the occupants of such dwelling, building or structure; the occupants of neighborhood dwellings, buildings, or structures; or of other residents of the City of Mountain Park. (Continued at end of Newsletter)

#### A MESSAGE FROM YOUR MAYOR

**Next Dumpster Day  
November 3, 2012**

Our City lost a longtime friend and servant in October. Our neighbor and City Judge Kim Warden Rary passed away due to complications from ALS. She served our community for many years. She will be greatly missed as a fair and impartial judge but even more as a friend to all she knew and met as a citizen of Mountain Park.

Congratulations to Chad Rhyne on his marriage to Alicia Plemons. It was a beautiful wedding at the Gazebo overlooking the Lake. Best wishes for a happy life together.

At the last council meeting, council passed the Mountain Park Unfit Housing Ordinance and Mountain Park Foreclosure Registry Ordinance. Please take the time to familiarize yourself with these new ordinances. They are available on the website, or you may obtain a copy from City Hall.

Sincerely,

Jim Still

**MURAL OF MOUNTAIN PARK** - Stop by City Hall to see the beautiful panoramic mural of the city created and donated by resident Sandy Fuller.

## VOTER REGISTRATION -

<b>October 9, 2012*</b>	Last day a person may register and be eligible to vote in the General Election/November Special Election /Runoff Election. O.C.G.A. §21-2-224(a)
<b>October 15, 2012</b>	Advanced (In-Person) Voting begins for the General Election/November Special Election. O.C.G.A. §21-2-385 (d)(1)

**LEASH LAW** With cooler weather upon us, we all know now nice it is to take the dog for a walk. Just remember we have a leash law. And please don't forget to bring a bag along to pick up after your dog. There are also bags above the waste containers on the Green.

**Garbage Pickup-** Please put your Waste and Recycling Containers out by 7:00 a.m. on Thursday morning. If your residence is not serviced, please let City Hall know within 24 hours.

## **MOUNTAIN PARK ARTS & CRAFT SHOW**

Join us on the Green and in the Community Building on November 10 from 10 a.m. to 6 p.m. for our annual show. Sip Hot Apple Cider and meet your friends by the fire bowls. Enjoy lunch and dinner from one of the food trucks. We have a great lineup of music beginning at 11:00 featuring, Wesley Cook, Timbre Fox, Frets on Fire and Rachel on Mandolin. The Mountain Park Watershed Preservation Society is hosting the Dirty Duck Race at 4:00. Rubber Ducks will be sold throughout the day. The Blacksmith Guild will provide demonstrations throughout the day. Food will be provided by The Good Food Truck, and Dairylicious Treats and more.

Pick up some unique handmade items for the holiday season. Some of the Artists include, <http://www.blackcattips.com/>, <http://bohemianguitars.com/>, <http://www.trowegallery.com/>. Other artist items include, lamps, wall art, knitted items, jewelry, painting, potter and bath & body products. Check us out on the website at <http://mountainparkgov.com/departments/recreation>, <http://recreationdirector.wix.com/mp-art-show> or on Facebook at <https://www.facebook.com/pages/Mountain-Park-Arts-and-Craft-Show/119847531446148> .

## **CDBG CONFIDENTIAL SURVEY FORM**

Please complete and return your survey to City Hall as soon as possible. The City of Mountain Park is planning to use federal funds through the Community Development Program for water system improvements. We need to complete this survey to confirm that the water system improvement project meets a CDBG national objective, specifically benefiting low- and moderate-income persons. The first page of the survey with residents' name and phone number is not going to be submitted to Fulton County. It is for our information only. The second page will be submitted.

## Utility Payments –

1. If an entire utility bill is not paid by 9:00 a.m. on the 2<sup>nd</sup> day of the month, a \$25.00 late fee will be assessed. If the bill remains unpaid 10 days after the due date, the service may be disconnected without further notice. After disconnection, the deposit may be applied and reconnection of service will be \$50 plus a new deposit.
2. The City is not responsible for U.S. mail delivery. If a bill is not received it is the resident's responsibility to contact City Hall for billing information before the end of the month.
3. .In order to avoid a late fee -If your payment is drafted from your bank account, please schedule it for 7 days before the due date. The date you schedule it is the date the bank processes it and mails it to us. **IT IS YOUR RESPONSIBILITY TO ENSURE PAYMENT BY THE FIRST OF THE MONTH.**
4. Please check the website on how to make an emergency payment.

## YOUR DITCHES NEED YOUR HELP

The roads and streets of Mountain Park are lined by ditches which together form an extensive storm water system serving the entire city. As we enter the Fall Leaf season please do your part to help us maintain the City's ditches.

1. Include the ditches in the front of your house in your yard maintenance schedule. Keep them open to allow the free flow of water.
2. Keep all vegetation trimmed and pruned. This will help with the drainage as well as keeping vegetation out of the City right of way.
3. **PLEASE DO NOT RAKE LEAVES INTO THE DITCHES.** Compost your leaves in the back yard or use them as natural ground cover around your shrubs. You may also bag them and bring them to the dumpster the first Saturday of each month.
4. Keep your driveway culverts open and free-flowing. Remove loose leaves from the ditch around your culvert openings. Fall and Winter rain storms wash the leaves to the culvert opening and can block the free flow of water.
5. Please report blocked storm drains, culverts, and ditches to City Hall at 770-993-4231.

## **Code Continued:**

Examples of such conditions include, but are not limited to, the following conditions of any building or structure:

- (1) Defects increasing the hazards of fire, accidents, or other calamities;
- (2) Lack of adequate ventilation, light, or sanitary facilities;
- (3) Dilapidation;
- (4) Disrepair;
- (5) Structural defects;
- (6) Severe uncleanliness, rodent infestation;

- (7) Damage by fire, flood, wind or other cause to the extent that the structural integrity of the building or structure is less than it was prior to damage and is less than the minimum requirement established by the applicable state minimum standard codes for similar new buildings;
- (8) Construction or maintenance in violation of a specific requirement of the state minimum standard codes, of any other applicable building code or ordinance, or of any other applicable state law;
- (9) Decay, deterioration or dilapidation such that full or partial collapse is likely;
- (10) The stress in any material, member or portion thereof, due to all imposed loads, including dead load, which exceeds the stresses allowed by the applicable state standard minimum code for similar new buildings;
- (11) The means of egress are not of adequate size or are not arranged to provide a safe path of travel in case of fire or panic; or the fire doors, closing devices and similar features are in disrepair or in a dilapidated or non-working condition to render the building or structure unsafe in case of fire or panic;
- (12) Exterior siding that is inadequate and unsecured, or is not weather, water, and windproof, such that the building would not pass existing state minimum standard codes for similar new buildings;
- (13) Conditions such that the structure or portion thereof, for whatever reason, is manifestly unsafe or unsanitary for the purpose for which it is being used;
- (14) The dwelling, building or structure is vacant, dilapidated and being used in connection with the commission of drug crimes upon personal observation of the code compliance personnel or report of a law enforcement agency and evidence of drug crimes being committed; and
- (15) Any other condition constituting a public nuisance, including, for example, maintaining stagnant or fetid water on the premises; an accumulation of trash, junk, filth, or other unsanitary and unsafe conditions; the generation of smoke or fumes in sufficient amounts to cause odor or annoyance to the inhabitants of Mountain Park; and/or maintaining a dangerous or diseased animal or fowl or maintaining such a number of animals in such foul and unsanitary conditions as to constitute a public nuisance.