



# LBCA

January 2005

## Newsletter

### President's Comments

New Year's Day / Lake Burton

The weather is simply marvelous with spring-like temperatures and plenty of sunshine! The Lake is really a beautiful and peaceful place in the winter months.

The contractor who is installing the fire department standpipes has completed about half of the original locations that were approved. Work is continuing on the remainder of the original locations. With fire department assistance, we are putting a list together of additional promising sites to proceed on after finishing the original location installations.

We decided to have our *Tour of Homes* on an every-other-year basis . . . and 2005 is an "on" year! We will need at least four homes as close to each other as possible and 30 or more deck/pontoon boats and drivers on board to make this outstanding fund raiser for our fire departments possible. Please consider your home as a "home tour house" and let us know as soon as you can. Also pencil in July 23rd as a Saturday to spend on the lake helping us raise funds for the volunteer fire departments and meeting new neighbors! To offer your home or boat

and driver, please contact: Janis Stapleton at [jas@habershammetal.com](mailto:jas@habershammetal.com) or Linda Dixon at [lidixon0916@yahoo.com](mailto:lidixon0916@yahoo.com).

We will make the decision to proceed with the event by May 1st – at the latest – depending on the response. You can, of course, call or email me at any time if you have questions.

This year your association will have a need for a Treasurer, Secretary and at least three Directors. Please consider offering to serve in one of these capacities. Serving on the Board is a very rewarding experience and requires about six meetings during the year. Please contact me with interest or questions on serving.

Our new five member county commission takes their seats this week. We wish them well with the tough decisions to be made to keep Rabun County the beautiful and popular retreat it is.

Steve Barrett

### LaPrades Project Stumbles

Ownership of 48 acres of Tricord Capital's proposed 91-acre development has reverted to the Nichols family in what has been called a "friendly foreclosure". Tricord retains ownership of 43 acres of land including the marina, cabins and restaurant. Jim Adams, Tricord's Managing Director, alleges that Georgia Power Company's assertion that it owns land

under the lake that adjoins the development site caused Tricord's funding to dry up. Georgia Power, on the other hand, says it has not tried to stop Tricord and its partners from developing LaPrades; adding that the power company's sole concern is that all development activities comply with environmental regulations.





## Between The Lakes Golf Challenge

The 6th annual *Between The Lakes Golf Challenge* will be held at the Orchard Country Club on Friday, April 22, 2005. The combined team of Lakes Rabun and Seed beat the Lake Burton team last year and we can't let them have two in a row. Mark your calendar now and look

for the entry application which will be mailed with the March newsletter. A shotgun start is set for 2:00 PM and the end of the day will include an awards cocktail party following the golf challenge. Spouses are invited.



## Secure Your Extra Keys

Many of us keep an extra key hidden somewhere on our property at the lake. Mountain Patrol advises that most burglaries that occur are not the result of forced entry. Usually these incidents result from knowledge and use of hidden keys or unlocked doors or

windows. Mountain Patrol offers a "Locked Key Box / Check-Out System" for its customers. This affords the ability to log the key out to workers or guests at the customer's discretion. The service could also save a trip to the lake when a problem occurs!



## Home Depot For Real

Home Depot's presence in Rabun County was announced last fall, but in what must have been a communication snafu, Home Depot's executive in charge of building new stores told the city of Clayton in early December that they were not on his list of sites for 2005. At the same time Home Depot personnel were meeting with the city

and the county regarding their requirements... it seems the executive's list must have said Rabun County and our folks were saying Clayton (or vice versa). The communication error was quickly discovered and corrected. Home Depot is schedule to open on Highway 441 just south of Wal-Mart in late May.

## Lost & Recovered

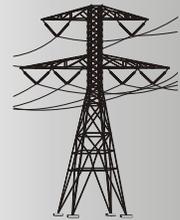
Lost Canoe. Mad River canoe. Green with beige interior and cane seats. Caning on one seat is missing. Two black and stainless steel paddles in canoe. Lost from north end of the lake. Please contact George or Ann Gerakitis at 404-605-0201 if you have any information about this canoe.

LBCA members who have lost or recovered items on the lake are encouraged to let us know at [lbca@lbca.net](mailto:lbca@lbca.net). We will include these notices in future newsletters – as well as on the LBCA web site.



## Briefly . . .

- ☑ Rabun County Hospital will probably be sold in early 2005. The primary suitors are InMed Group, Inc. of Montgomery, Alabama and Resurgence Health Group, LLC of Sugar Hill, Georgia. The hospital, which lost \$2.2 million in 2004 and has exhausted its line of credit, received a financial boost of \$1.1 million from the State of Georgia on December 31 and with reduced expenses it should remain viable until a buyer is selected.
- ☑ The 115K volt line and the transformer station along US Highway 76 can be seen just east of Charlie Mountain Road. The lines drop from the top of the mountain in a dramatic and quite visible arc to the substation.
- ☑ Per a recent audit, Rabun County is in great shape financially with over \$34 million in assets and only \$7.7 million in liabilities.
- ☑ The county is in the process of widening Vickers Road in preparation for its paving. The county also recently repaired the wash out on Laurel Lodge Road.
- ☑ The Georgia Department of Transportation is straightening and widening US Highway 76 between Charlie Mountain Road and the Tallulah River Bridge. This writer will miss the undulating curves that will soon be history and hopes the DOT never touches Georgia Highway 197.
- ☑ Just a reminder to those of you who have not sent in your application update and dues. The cutoff is upon us. Please put these items in the mail today!



## DSL Service On The Lake

Efforts continue to encourage Alltel to provide high speed Internet access on the lake. In order to do this, Alltel must upgrade remote switching equipment. The phone company's break-even point for profitability is approximately 25 DSL subscribers served by one of these "remote switches". There are five remote switches serving Lake Burton. The Batesville switch (which serves the southwestern portion of the lake) is the only "DSL capable" switch at present - therefore, DSL service is not available for the vast majority of lake residences. Switch upgrades are recommended based on the number of potential subscribers served by a given switch.

Scot Roberge has been compiling and maintaining a database of those in the area who wish to subscribe to DSL service. This list is periodically sent to the appropriate Alltel managers. Those in the database receive an occasional email update of his

efforts. Additionally, these emails provide a way to conduct "mass call-ins" to request service. This is another important way we can affect Alltel's equipment upgrade decisions.

Unfortunately, no DSL switch upgrades were approved for Rabun County for the third or fourth quarters of 2004. The GOOD NEWS, however, is that the switch that serves much of the Timpson Cove area has been recommended for upgrade the first quarter of 2005. Those of you in the database will soon be receiving updated news via email regarding this very positive development. We will also be adding a "DSL News" section to the LBCA web site to keep you updated on our progress. If you have not asked to be included in the database, please take a moment to email your contact information to [lbca@lbca.net](mailto:lbca@lbca.net) or call 706-782-4904. Please mention our efforts to others - and have them contact us as well.

# DSL

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