

WINTER ISSUE 2023 • DECEMBER/JANUARY/FEBRUARY

THE MAINSTREAM

The official publication of
Mainstreet Community Services Association, Inc.



*Photo courtesy of
Kevin L. Parker*

5001 MAINSTREET PARK DRIVE, STONE MTN., GA 30088
WWW.MAINSTREETCOMMUNITY.ORG



Message from the President

Hello my fellow neighbors! We are into the holiday season and with that I wish each of you and yours a wonderful, spirit filled and, joyous holiday season.

Let us not forget the meaning of Christmas and the ways it is celebrated amongst different religions, nationalities, and cultures. It is a time to fellowship with family and friends, remember those that are no longer with us in fond ways, embrace those that are here with us, if not in body in spirit. It is a time of giving as well as receiving.

If you have the resources and or the time and can help someone out, please do so you will feel better about what you have done and the receiver(s) most certainly. It does not have to be significant, a Christmas card left in the mailbox of your fellow neighbors, visiting someone sick and shut in, a telephone call to catch up on what has been going on in someone's life, just a kind act.

In today's times of uncertainty, the one thing that is certain when practiced is love, compassion, and what you choose to do with your time. Happy Holidays!

Yours in service,

Patrice Diamond

Season's Greetings!

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Message from Association Manager Nadine Rivers-Johnson

A Time of Relection this Holiday Season

Hello Neighbor!

As we welcome the closing days of this eventful year, December arrives adorned with a vibrant array of festivities, showcasing the rich diversity of celebrations within Mainstreet and across the globe. It's a time of reflection, gratitude, and joyous celebrations, marking the end of one chapter and the hopeful beginning of another.

As we bid farewell to 2023, it's an opportune time to reflect on the milestones, challenges, and growth we've experienced together as a community. It's been a year of resilience, adaptation, and collective efforts that have propelled us forward. Dedication, creativity, and unwavering support has been the cornerstone of our success.

As we embrace the final month of the year, December arrives adorned with a myriad of festivities, celebrations, and joyous occasions. It's a time when cultures worldwide unite in commemorating various holidays, each with its unique traditions and significance. As we embrace the spirit of December, let's remember the importance of kindness, compassion, and inclusivity. Whether celebrating a specific holiday or simply reveling in the joys of the season, let's spread warmth and goodwill to all.

Our commitment to you as we conclude this year is to continue serving the association with unwavering dedication. Your love of this community and support has been a catalyst for growth, and we remain dedicated to continuing an upward trajectory together. We will strive for excellence and innovation in the coming year, and we look forward to a continued partnership with you.

On behalf of the board and staff, we extend our warmest wishes for a season filled with joy, love, and cherished moments. May this coming year bring happiness and a renewed sense of community to all of Mainstreet.

Thank you for being an integral part of this community, and here's to a promising new year ahead!

*Happy
Holidays*

REMINDER

PAYMENTS ARE DUE ON THE 1ST OF THE MONTH, LATE AFTER THE 15TH. A 10% LATE FEE OF \$7 APPLIES AND 10% INTEREST ACCRUES ON PAYMENTS NOT POSTED BY THE 16TH. CONTACT THE CLUBHOUSE ADMINISTRATIVE OFFICE TO UPDATE BILLING, EMAIL OR TELEPHONE NUMBER INFORMATION TO YOUR HOMEOWNER ACCOUNT.

OFFICE HOURS:
TUE —FRI 9:00AM—6:00PM
SATURDAY 9:00AM—3:00PM
PHONE NUMBER: (770) 469-7238
www.mainstreetcommunity.org

Mail Payments to:
Mainstreet Community
c/o CMA
P. O. Box 65851
Phoenix, AZ 85082-5851

Visit DeKalb's Snapping Creek AWWTF

DeKalb County Department of Watershed Management (DWM) provides its customers with high quality, safe drinking water that surpasses the United States Environmental Protection Agency (EPA) and the State of Georgia Environmental Protection Division (EPD) requirements. DeKalb County has consistently produced superior quality drinking water.

The County's water intake, or water source, is located on the Chattahoochee River, north of DeKalb County and upstream from the City of Atlanta. Water is treated at the Scott Candler Water Treatment Plant and then distributed to DeKalb County customers.

I had the wonderful opportunity to tour DWM's Snapping Creek Advanced Wastewater Treatment Facility (AWTF) in Decatur, Georgia. During the tour, attendees learned how the facility's wastewater system operates as well as the numerous planned upgrades and improvements to increase capacity.

Snapping Creek AWWTF is located in southern DeKalb County and became operational in 1963. The original two million gallons per day (MGD) wastewater treatment plant was the second DeKalb County owned and operated wastewater treatment facility.

The present Snapping Creek Facility was completed in 1983 and meets the requirements of the Clean Water Act. The facility is designed to use chemical addition to comply with new nutrient permit requirements. The plant is currently designed to treat 36 MGD of flow.

The Snapping Creek Facility also monitors, operates, and maintains remote lift stations and metering stations located throughout the DeKalb County sanitary sewer collection system. In addition, the facility is the only authorized septic tank disposal operation in the county.



Tours of the water treatment plant and two wastewater treatment plants are available for elementary (grade 3 and higher), middle, high school, and college students. The tour group size is limited by the appropriate number of adult chaperones and available staff. Tours last approximately 90 minutes. For more information or to schedule a tour, please contact the following locations:

WATER:

Scott Candler Water Treatment Plant
(770) 391-6015

WASTEWATER:

Polebridge Advanced Wastewater Treatment Plant
(770) 593-9651

Snapping Creek Advanced Wastewater Treatment Plant
(770) 808-2900





Picture of FOG in Pipes

DeKalb County Fats, Oils and Grease Program (FOG)



Keep DeKalb's Water Clean



What are Fats, Oils and Grease (FOG)?



FOG is composed of the animal and vegetable fats and oils that are used to cook and prepare food.

Where does FOG come from?

- Meat fat
- Lard
- Cooking oil
- Shortening
- Baking goods
- Food scraps
- Dairy products
- Butter and margarine
- Sauces

What happens when FOG is not properly disposed of?

FOG should be properly disposed of or recycled. It enters the plumbing system through home garbage disposals, kitchen sinks and toilets, coats the interior of pipes, and empties into the County's sewer system. Excessive accumulation of FOG in the sewer system will result in sanitary sewer overflows and sewage backup in homes and businesses. Sewage overflow repairs are costly for the County and its citizens, and can result in increased costs for water and sewer services.



What can I do to help?

Here are three simple practices to help keep FOG out of our pipes and sewers:

- 1. POUR** cooled fats, oils or grease into a sealable container and throw it in the trash. Do not pour down the sink or toilet.
- 2. SCRAPE** plates and cookware before washing. Do not throw scraps of any kind down the sink. Instead, place them in waste containers or garbage bags.
- 3. WIPE** excess grease from all plates, pots, pans, utensils and surfaces with a paper towel before washing. Throw the greasy paper towels away.

Remember, you can make a difference!



Visit the DeKalb County Department of Watershed Management's FOG Program Online!

www.dekalbwatershed.com/FOG
 1580 Roadhaven Drive • Stone Mountain, GA 30083
 (770) 621-7200

Winter Wellness Tips

There are several ways you can boost your immune system and avoid getting sick this winter. Here's a few simple tips to stay well.

1. Limit the spread of germs

Remember to cover your mouth and nose when you cough or sneeze. If you don't have a tissue, cough or sneeze into your upper sleeve or elbow. Wash your hands regularly using soap and warm water and scrub for at least 20 seconds. If you can't wash your hands, use an alcohol-based hand sanitizer.

2. Stay hydrated

Drinking enough water each day boosts your immune system and helps you fight viruses. Aim to drink enough water to equal two-thirds of your body weight in ounces every day.

3. Up your vitamin D intake

Low vitamin D levels can make you susceptible to illnesses and negatively affect your mental health. Boost your levels by getting in the sunshine and eating foods high in vitamin D, like mushrooms and salmon.

4. Manage dry skin

Cold air and low humidity can cause dry, itchy skin. Protect your skin by wearing lip balm, using a humidifier in your room, limiting your time in the shower or bath and immediately applying lotion after you dry off.

5. Stay rested

A lack of sleep can lower your immune system. Maintaining a consistent sleep schedule and getting seven to nine hours of sleep per night lets your body recover and protect against sickness.

6. Get vaccinated

Immunizations are an important strategy to help prevent the spread of COVID-19 and flu. Most annual flu shots are free by appointment. Check your local grocery's pharmacy for more information.

7. See a provider when you're sick

If you have COVID-19 or flu symptoms, call your health care provider to get tested or for expert advice to help you recover.

FROM UNIVERSITY HEALTH CENTER WEBSITE

Gardening Know How: Your Lawn's Furniture

Aerating and fertilization are two major lawn care tasks that can give your lawn a healthy start toward looking good next spring.

Aeration - There are two easy ways to test for soil compaction. First, take a screwdriver and gently probe it into several turf areas. If it penetrates easily, your soil is probably in good shape. If it moves with difficulty or won't budge at all, you have compacted soil. Another test involves a coffee can. Use a can opener to remove both the top and bottom. Press the can halfway into the ground. Fill the can with water and time how long it takes for the water to percolate down into the soil. If it takes several hours, aeration is advisable.

Benefits - improves nutrient availability, reduces thatch, allows air and moisture to penetrate the soil and encourages deep rooting.

Fertilizing - Fall and spring are the most popular times to fertilize lawns. However, late-fall fertilizer applications can help turn green up quicker in the spring. Late fall applications should be made in late Nov or early Dec, after the turf has stopped producing clips.

Daytime temp should be at least 50 degrees. Traditional fall fertilizer application rates are 1 to 1- 1/2 pounds of nitrogen per 1,000 sq feet of lawn. However, check the product label for proper application rates.

FROM THE FLOWER & GARDEN HOME GARDENING MAGAZINE

Black Pepper

✓ Excellent Source of Manganese

✓ Cholesterol-Free

✓ Low-Sodium

✓ Low-Fat

Black pepper is rich in vitamin K and manganese, as well as contains vitamin C, vitamin E, vitamin A, B vitamins, calcium, and potassium

1 tbsp, ground (6.9g)





The end of the year is upon us, and a new year is on the horizon. Time with family, holiday shopping, and the wonderful holiday celebrations mark this time of year. Unfortunately, something else continues to occur at this time of year, something we all wish would go away, and that is crime.

My name is Darryl Irvin, and I am a member of our Crime Watch team in Mainstreet. I am inviting you to join me and other Mainstreet members on the Crime Watch team. We need your help, your energy, and your ideas to help combat crime in our Mainstreet Community.

As Crime Watch members, we want to change the attitude towards crime. Instead of accepting crime and feeling helpless, let's do something about it. We believe we can effectively reduce crime by utilizing our Dekalb County Police Department, by working together as community members to report suspicious activity and looking out for each other, by utilizing creative ideas and procedures to reduce crime, and by believing we Can and not fearing we Can't!

Turn on your lights at night, utilize dusk to dawn lighting, get an alarm system and security cameras for your home, don't leave valuables in your car, don't post where you are on trips, put your key fobs in signal eliminating containers, ask for police patrols when you are on trips, and join Crime Watch to learn about and share information that we all can use to reduce crime.

Contact [Darryl Irvin](mailto:DarrylIrvin@mainstreetcommunity.org) at crimewatch@mainstreetcommunity.org to join Mainstreet Community's Crime Watch team or for more information.

Cybersecurity and fraud prevention is more important than ever! Cyber criminals are smart and are becoming more and more advanced in their deceitful tactics. For instance, they may either create email addresses that appear as someone you know or a company you conduct business with. It could be that their email address is off by one or two characters - or it is possible they have actually infiltrated the person or the company's email account and are impersonating them.

Perhaps they have created an overwhelming sense of urgency and demanded you take immediate action. The email looks legitimate, so what can you do?

If you receive an unfamiliar email from any person or company, you should immediately contact them and verify the pertinent information that is on file as well as confirm they have actually sent an email. This is especially important if you are asked to send money to a different place or an account other than one you use, make changes to your account, or you are provided any new account information without proper notice.

It's better to ask questions first than to authorize a change or payment and regret it later!

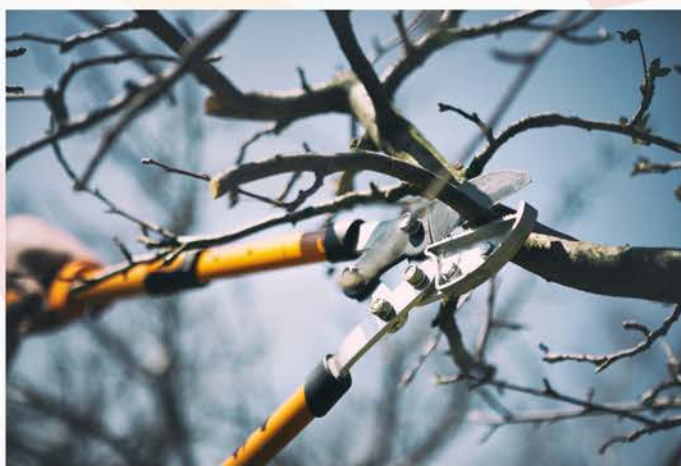
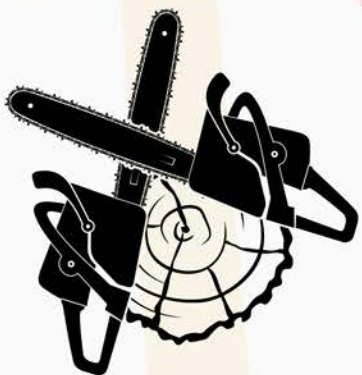


Tree Cutting

Mainstreet has a strict prohibition on the cutting down of trees, which requires the approval of the Architectural Review Board (ARB) before any trees may be cut down, except in the case of an emergency, i.e., trees about to fall on their own, trees destroyed by wind or storms, or any other condition that could pose harm or injury to persons or damage to property. In such cases, the homeowner must contact the ARB as soon as practicable after such incident to advise the reason why the tree(s) were cut down.

Any healthy tree that is over 6" in diameter cannot be cut without prior ARB approval. The penalty for any person who cuts down trees without the prior expressed written approval of the ARB will be fined \$250 per tree. This resolution was passed by unanimous Board approval in 2015.

"Unauthorized tree cutting is prohibited."



DeKalb County Zoning Ordinance: Removal of more than five (5) trees but less than ten (10) trees may require a clearing and grubbing permit from the Department of Development and Sustainability. DeKalb County code requires at least 1 or 2 trees in the front yard of zoned residential neighborhoods. Dead, diseased or hazardous trees may be removed at any time. You may remove up to five (5) healthy trees on your property per calendar year, provided that those trees are not specimen trees. A specimen tree is defined as a tree with a life expectancy of 15 years or more, relative sound trunk with no extensive decay or hollow, less than 20% trunk dieback, no major insect or pathological problem and meets the following size guidelines:

* For Overstory (large) trees, ex.: Oak, poplar & pine– diameter at breast height (4 ½ feet up from the ground) is greater than or equal to 30 inches (which equates to a circumference of 94.2 inches)

* For Understory (small) trees, ex: Dogwood - diameter at breast height (4 ½ feet up from the ground) is greater than or equal to 10 inches (which equates to a circumference of 31.4 inches). If the tree in question meets the criteria for a specimen tree, it cannot be removed until it is assessed by a certified arborist.

If you need to remove more than five (5) trees, you must have all trees assessed by a certified arborist and forward tree assessments in writing to the Dekalb County Arborist. You can find arborists in the yellow pages or by going to the International Society of Arboriculture web site at www.isaarbor.org.



Message from Office Associate Velvet Loyal

HomeSafe Georgia: Mortgage Payment Assistance Program

The American Rescue Plan Act of 2021 established the Homeowner Assistance Fund (HAF) to mitigate homeowner financial hardships associated with the coronavirus pandemic after January 21, 2020. HAF program assistance is available nationwide, but the assistance offered by each state may vary.

- Assistance can only be considered on the homeowner's primary home and the homeowner must apply in their state of residence.
- HAF is a pandemic-related program, meaning the homeowner must have suffered a significant financial hardship after January 21, 2020, caused by the pandemic.
- HAF income limitations apply as follows:
 - At least 60% of funding must be provided to homeowners with household income equal to or less than 100% AMI, with the remaining funds going to socially disadvantaged homeowners with household income equal to or less than 150% AMI.

The Department of Community Affairs' GHFA Affordable Housing, Inc. (GHFA) was appointed the administrator of the federally funded program for the State of Georgia.

The Georgia Mortgage Assistance program was created to accept HAF applications. This is a limited-funded program, scheduled to end September 2026 or when funds are exhausted, whichever comes first.

"Are you a homeowner, and in need of assistance for the Georgia home in which you live?"



www.HomeSafeGeorgia.com

Visit the website to learn...

- How to apply for HomeSafe Georgia mortgage assistance
- Details of the program
- Eligibility requirements and applicant checklist
- Participating lenders
- Answers to frequently asked questions

**No cost to apply
and
No closing costs!**

HomeSafe Georgia provides up to 18 months of mortgage payment help for those unemployed or underemployed while they seek work. After the assistance period, the interest-free loan is forgiven at 20% per year over five years. If you or someone you know are interested in the HomeSafe Georgia program, please take a moment to review the eligibility requirements.

Prequalification checklist:

- You are unemployed OR underemployed (25% reduction in income for wage earners; 30% loss in gross receipts for self employed);
- You own the property and it is your primary residence;
- You are a legal resident;
- Your monthly mortgage payment is greater than 25% of your monthly household income;
- You were current on your mortgage prior to the event where you lost your income;
- You are no more than six months behind on your mortgage at the time you apply;
- You do not have more than \$5,000 in liquid assets (does not apply to retirement accounts);
- You do not have an active bankruptcy;
- You do not have a tax lien;
- You have not been convicted of a mortgage related felony in the last ten years;
- Your property is classified as real estate; and
- Your total outstanding mortgage balance is not more than \$417,000.

If you are approved for assistance, HomeSafe Georgia will pay a front end reinstatement of up to six months of payments for which you may have been behind.

Participants will pay a partial payment of 5% of their current income toward their mortgage payment. Veterans may request a waiver of the partial payment.

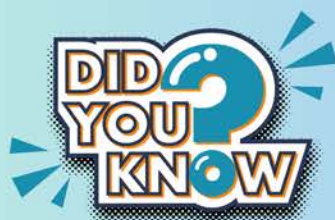
Applications are processed on a first-come, first-served basis. Applications may take up to twelve weeks to process during high volume times. Providing necessary documentation not only allows your application to be worked quickly, it also protects the integrity of the program.

If your property is already in foreclosure, you are encouraged to contact a local housing counseling agency. Find a list of the DCA approved counseling agencies on the DCA website: www.dca.ga.gov.

Contact us: 1-877-519-4443

Email: hfh@dca.ga.gov





Karate at Mainstreet

Hello neighbors and friends!

My name is Sensei Alvin Brown from the Karate Program. I would like to take this opportunity to extend an invitation to all residents of the Mainstreet Community to become a student of our in-house Karate program. This program has been on-going at Mainstreet since 2004 and has been enjoyed by hundreds of Mainstreet's residents - both young and old!

Some of the benefits of martial arts involving children are: building self-discipline, courage and self-confidence, while also addressing issues such as focus, respect, and the skills needed to employ the basic principles of conflict resolution. Martial Arts benefit adults in the form of self-defense, weight loss through exercise, becoming more in tune with your inner self, and improving your overall health. Classes are free of charge for those interested and they are held every Saturday from 10:00 am-12 noon at the Mainstreet Clubhouse, 5001 Mainstreet Park Drive, Stone Mountain, GA 30088. Please come out and join us!

Have a Happy Holiday Season to all from Brown's Dojo of Karate at Mainstreet.

Questions regarding the program please contact Sensei Brown at 312-618-4376 or via email at albrown25@hotmail.com.

Sincerely,

Sensei Brown



Mainstreet Pet Corner

Healthy Holiday Pet Care Tips

This winter, while you curl up next to the fire with a cozy blanket, a good book and some hot chocolate, don't forget about your pet! Winter can play it rough with your pet and you have to look out for his health and well-being. Here are some preparations you should make to help your pet prepare for the winter.

Nutrition - Perhaps the most important consideration for preparing your pet for winter is nutrition. Outdoor pets in particular require more calories in the winter to generate enough energy to cope with cold. A high quality nutritionally balanced diet is adequate to meet these increased demands, therefore most pets will not require supplementation with vitamins. In addition to a good diet, fresh water should be offered several times a day. However, when temperatures dip below freezing, Rover's water will turn into ice, leaving him high and dry. If you have an outdoor dog, consider investing in a heated water bowl, which retails for about \$30.

Shelter - While dogs and cats do have fur coats, they're still vulnerable to wind and water. If your pet lives outdoors, provide a fully sheltered den with dry bedding; special pet-safe heating pads can provide extra warmth. The shelter should be elevated, insulated, wind- and watertight. The shelter should not be so large that they cannot preserve their body heat. But if the wind chill dips to 20 below, bring them inside.

Health - Shivering is the earliest indication your pet is too cold. As hypothermia progresses, the pet becomes lethargic and weak, and his gums may turn pale or bluish. Frostbite is dangerous because it normally goes unnoticed beneath fur. It affects ears, feet, tail, scrotum and mammary glands. After the initial numbness, pain and skin sloughing may occur. Don't leave your pet outdoors after cold-weather exercise. Dry your pet off and bring it indoors and let it rest and get warm.

Hazards - Salts and other chemicals used to clear streets and sidewalks can irritate pets' feet. Check the labels if you use snow or ice melt to make sure they are animal-safe. Another winter hazard to pets is antifreeze, which is extremely toxic. Store antifreeze where it cannot be reached by pets and/or children. If you suspect that your pet has ingested antifreeze, do not wait for symptoms- get your pet to your veterinarian immediately. Indoor pets face special challenges, too. Vets see more cats with respiratory ailments in the winter due to long-term exposure to wood smoke, so good ventilation is important. To avoid any complications it is best to take your pet to have a check-up before the worst of the winter kicks in.

Winter Blues - Fewer hours of day light mean fewer opportunities for outdoor exercise during the winter months. Energetic dogs who require lots of active play can become frustrated and depressed and this can lead to a variety of problem behaviors- from barking and howling, to chewing furniture or messing in the house. Experts believe that pets, especially dogs, do not get the winter blues. They believe that your pet's lethargic and depressed behavior mirror your own feelings, as most pets are very sensitive to the emotional condition of their owners. Therefore, if you are prone to developing winter blues, take care of yourself (and your pet). Eat healthy and include regular exercise and fresh air in your daily program. Go for walk with your pet or play in the park for a few minutes. Fresh air and sunlight are the two most important ingredients that fight winter blues.

Your Animal Lovin' Neighbor

** THE KNOWLEDGE IN THIS ARTICLE WAS PARTIALLY OBTAINED FROM THE NEW GEORGIA ANIMAL HOSPITAL WEBSITE*



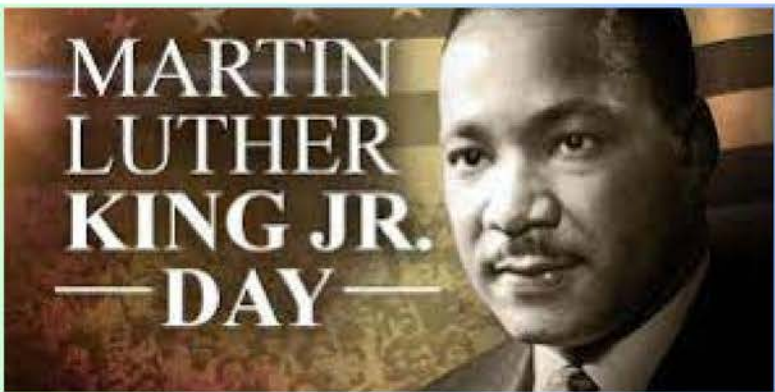
Bill of Rights Day

December 15th



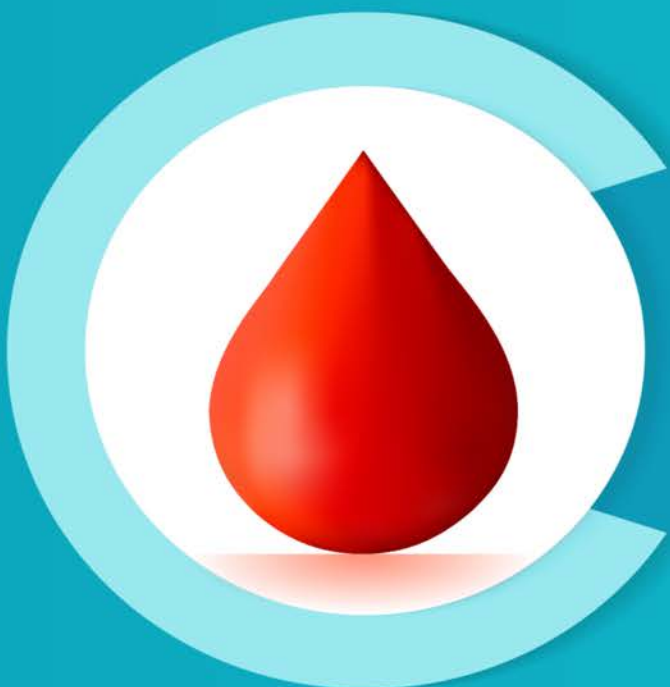
Stone Mountain Christmas

Light up your family holidays with the glow of more than two million lights, more than a dozen performances and activities at Atlanta's most heartwarming Christmas celebration, Stone Mountain Christmas. For more information, visit <https://stonemountainpark.com/activity/events/stone-mountain-christmas/>.



Garden Lights, Holiday Lights

Visit the Atlanta Botanical Gardens from Nov. 2023 - Jan. 2024 for an unforgettable holiday tradition. Ticket information and event details available on <https://atlantabg.org/plan-your-visit/atlanta-garden-calendar/garden-lights-holiday-nights/>.



NATIONAL
Blood Donor
MONTH, JANUARY





**HAPPY
GROUNDHOG
DAY**
2 FEBRUARY



CELEBRATING

**BLACK
HISTORY
MONTH**

FEBRUARY



Mainstreet...A Caring Community

Phone: 770-469-7238
Fax: 770-498-5138

To place an ad, call 770-469-7238 or email
nadine@mainstreetcommunity.org

**The Mainstream
The Voice of Mainstreet
Community Services
Association, Inc.**

THE MAINSTREAM NEWSLETTER Winter 2023 Edition.
Homeowners are encouraged to submit articles of interest to the editor of The Mainstream.
Nadine Rivers-Johnson at nadine@mainstreetcommunity.org.

(Editorial licensing strictly enforced.)

The Mainstream is the quarterly newsletter for Mainstreet Community Services Association. Comments are always welcome.



*Photo courtesy of
Kevin L. Parker*

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