



NOTICE REGARDING COVENANTS AND/OR RESTRICTIONS

The following Covenants and/or Restrictions are added as a courtesy only and are NOT WARRANTED by the property owner, their broker or agent as to completeness, accuracy, currency, or enforceability. Any interested buyer prospect is urged as part of their due diligence to contact the relevant Community Association or developer to determine for themselves what covenants and/or restrictions currently apply, how long they may remain in force, and if any changes or amendments may be currently under consideration. Additionally, or alternatively, one may wish to consider hiring an attorney to conduct this search for them and provide advice as needed.

Welcome



Coosawattee River Resort Association, Inc.

Now that you are a resident of the resort, you will want to register for our website: <https://coosawatteeRiverResortConnectResident.com>. You will need your account number which will be provided below. This will provide you access to information only available to property owners and allow you to manage many aspects of your account.

We hope that you will also explore the community website at www.mycrra.com, sign up for the weekly GM Newsletter by sending an email to it@mycrra.com, and enroll in text alerts by sending your phone number to textalerts@mycrra.com. You can always contact us at Customer Service Monday-Saturday from 9:00AM –5:00PM at 706-640-4010, option 1.

Thank you for being the best part of Coosawattee River Resort!

Sincerely,

Coosawattee River Resort Staff

Account Number: _____

USPS Setup

Coosawattee River Resort along with the United States Postal Service has community mailboxes at five different locations within the resort. If you want to receive your mail at these boxes you must:

- 1) Register with the Gilmer County Sheriff's Office 911 Addressing Dept. located at the Gilmer County Courthouse. For questions, you can contact Gilmer Co. at 706-635-4652.
- 2) Take your completed 911 Address Verification to the Ellijay Post Office located at 801 Industrial Blvd. where you will be assigned a box number.
- 3) Bring your completed documentation from the Gilmer County Sheriff's Office 911 Addressing Dept. and the Post Office to Customer Service. If we have the keys to your mailbox, they will be given to you at no charge. If a lock change is necessary, there is a minimal administrative fee.

Electricity Setup

Power at your property is already on, but you will need to contact Georgia Power Company with your 911 street address to update the account with your contact and billing information. You can reach them at (888) 660-5890 or depending on location you may have Amicalola Electric their number is (706)253-5200.

Internet/ Cable Setup

If you would like high speed internet in your Villa, you will need to contact the Ellijay Telephone Company for service. You can reach them at (706) 276-2271.



Property Identification 911 Address Sign Application

Coosawattee River Resort Association suggests that the 911 street address identification numbers as well as the CRR lot number be displayed at the property. These numbers are issued by the Gilmer County Sheriff's Office 911 Addressing Dept. For any questions, call (706) 635-4652.

Failure to display these numbers may delay the arrival of emergency personnel. Property ID signs may be purchased from the Facilities & Public Works Dept.

Mail your completed application or bring to: CRRRA, 634 Beaver Lake Dr. #5160, Ellijay, GA 30540

Owners Printer Name: _____

Telephone Number: _____

Subdivision & Lot Number: _____

911 Address: _____

Application Payment: Check Money Order

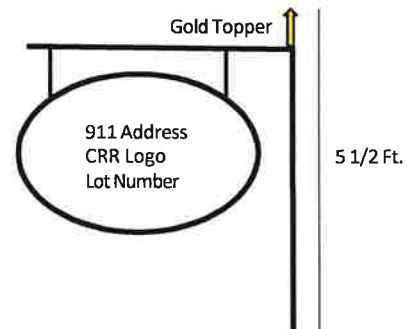
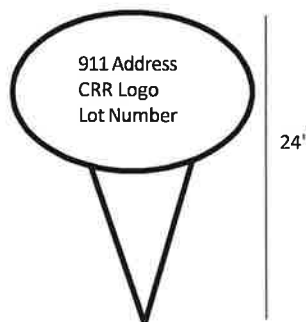
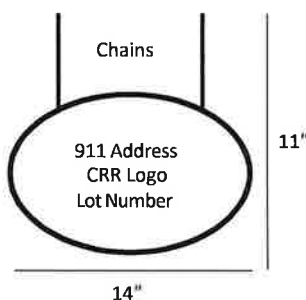
All signs are black painted metal with gold lettering. Measurements are approximate.

Small One-Sided
\$80*

Medium One-Sided
\$100*

Large Two-Sided
\$200

*Upgrade to two-sided lettering on small and medium signs +\$15



You will be notified when your sign is ready for pick up. Thank you for ordering.

Date Ordered:

Date Completed

Date Notified

Date Delivered



POOLS

Recreation Center Pool
 Riverside Pool
 Fox Hound Pool

PARKS

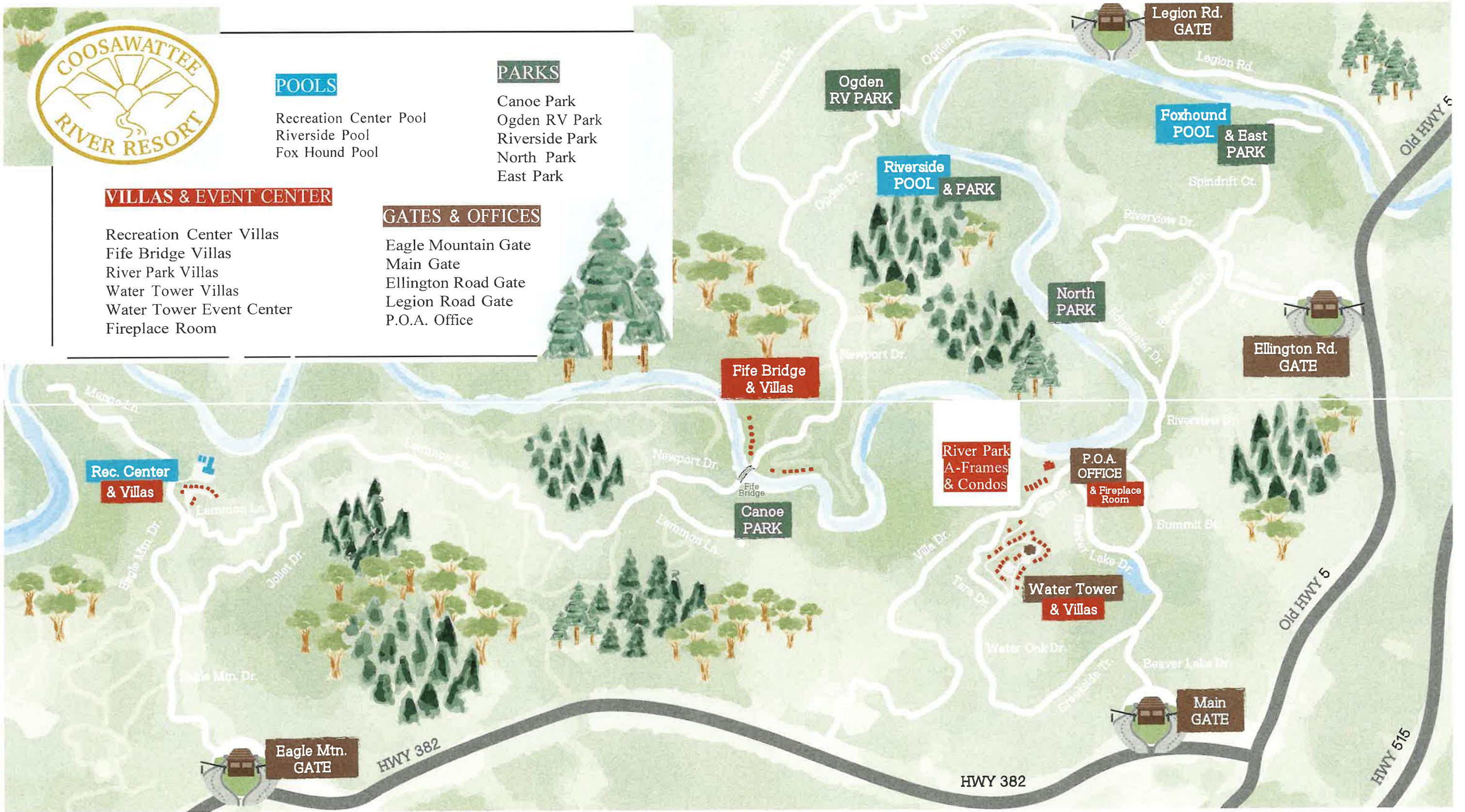
Canoe Park
 Ogden RV Park
 Riverside Park
 North Park
 East Park

VILLAS & EVENT CENTER

Recreation Center Villas
 Fife Bridge Villas
 River Park Villas
 Water Tower Villas
 Water Tower Event Center
 Fireplace Room

GATES & OFFICES

Eagle Mountain Gate
 Main Gate
 Ellington Road Gate
 Legion Road Gate
 P.O.A. Office





Directions to Pool and Tennis Courts

The Recreation Center – 126 Mango Ln – 706-640-4028

The heated, enclosed pool is open for swimming year round 6:00AM-8:00PM. The game room, weight room, tennis court, basketball court, pickle ball, and 18-hole miniature golf course is open until 8:30PM.

Directions: From the Eagle Mountain gate entrance off of Highway 382, turn right at the Coosawattee River Tubing Company and the barn onto Eagle Mountain Drive. Go to the three-way stop and turn left onto Mango Ln. Go around the curve and the Rec Center is on the right.

Riverside Pool – 545 Ogden Dr.

The Riverside Pool Center is a beautiful outdoor pool, largest in the resort, open from Memorial Day thru Labor Day

Tuesday – Saturday 8:00AM-8:00PM

Sunday & Monday 10:00AM-10:00PM

Directions: From Legion Road Gate entrance, turn left onto Ogden Dr. (first road on the left) and follow until you see a sign on the left.

Foxhound Pool – 186 Foxhound Dr. – 706-640-4037

Foxhound Pool is our smallest outdoor pool and is open from Memorial Day through Labor Day, Thursday-Monday 11:00AM-7:00PM

Tuesday & Wednesday CLOSED

Directions: From the Ellington Road Gate, go straight at the five-way stop and take the first right onto Foxhound Dr. Continue until the road dead ends into Foxhound Pool and the mailboxes.

Tennis Courts at Beaver Lake – 79 Riverview Ct.

Courts are available on a first come, first served basis. No reservation is required.

Same hours as the Recreation Center

Directions: From the Main gate, turn right onto Summit St. (across from Beaver Lake Pond), then turn left onto Riverview Dr. and the tennis courts are on the left.

Directions to Campgrounds, Parks, and Pavilions

Ogden Road RV Park – 2 36th St.

Directions: From Highway 5, take Legion Road to the 3-way stop and turn left to the Legion Rd. Gate. The road will split and come back together, after the speed bump turn left onto Ogden Dr. Go 1.5 miles, then turn right onto 36th St.

East Park – 449 Cherokee Trl.

Directions: From Ellington Rd. Gate (off Hwy 5 at Georgia Forestry sign), after you enter the gate, turn right at the five-way stop onto Spindrift Ct. and follow that until the road dead-ends into East Park.

Fish Trap Park – 491 Zeblin Rd.

Directions: From Ellington Road Gate (off Hwy 5 at Georgia Forestry sign) after you enter the gate, go straight at the five-way stop and continue on Riverview Dr. Turn right onto Zenith Trl, then turn left onto Zeblin Rd. and continue until it dead-ends into the park.

North Park – 208 Edgewater Dr.

Directions: From Ellington Rd. Gate (off Hwy 5 at Georgia Forestry sign) after you enter the gate continue straight at the five-way stop onto Riverview Dr., then turn left onto Edgewater Dr. and continue to the park.

River Park – 1350 Beaver Lake Dr.

Directions: From Main Gate entrance off Hwy 382, continue on Beaver Lake Dr approx. one mile, go past Beaver Lake Pond to the river to River Park.

Canoe Park – 3919 Newport Rd.

Directions: From the Main Gate entrance off of Hwy 382 , follow Beaver Lake Drive to Villa Drive to Indigo Dr. to Lemmon Ln. to Jersey Fleur Dr. to Newport Dr. to Fife Bridge. Canoe Park is on the right before the bridge.

Directions to the Water Tower Conference Center and The Fireplace Room

Water Tower Conference Center – 135 Water Tower Villa Circle

Directions: From the Main Gate entrance off of Hwy 382 on Beaver Lake Dr., go approx. ½ mile and turn left on Creekside Trail. The road name will change, but keep straight on the paved road 1 ½ miles to the Water Tower at the top of the hill.

The Fireplace Room – 634 Beaver Lake Dr.

Directions: From the Main Gate entrance off of Hwy 382 on Beaver Lake Dr., go ½ mile and turn right into the POA at the mailboxes.



Community Access

Residents have access to add guests and provide a gate code to those they want to enter the community by emailing dwellinglive@mycrra.com. You should get a response within 72 business hours with the website, user, and password to register your account.

Assessments

Assessments are due annually on May 1st. Late fees and interest are charged after May 31st.

FirstService Residential manages Coosawattee River Resort and has various options for making payments. Depending on the form of payment provided you may see on your bank statement a transaction from FirstService Residential. Do not put a stop payment as the Management Company is responsible for processing your payment. However, all checks should be endorsed to Coosawattee River Resort.

You can pay your annual dues as follows

Via Mail:

Coosawattee River River Resorts Association Inc.

c/o FirstService Residential

PO Box 62061

Newark, NJ 07101

*** Please include account number***

In Person:

634 Beaver Lake Dr. #5160

Ellijay, GA 30540

Must have check or money order. Cash is not accepted.

Electronically:

Automatic debit or one time debit as instructed. Fees may apply.



Manage & Pay Your Charges & Assessments Online

We provide a convenient and secure way for you to manage and make payments online through **ClickPay**. Get started by following the instructions listed below.

Step 1

Creating Your Profile

Visit www.ClickPay.com/FirstService, click **Register**, and then create your online profile.

? Account Already Exists?

If you receive a message stating that an account already exists, you have already been pre-registered within ClickPay. Click the link within the activation email sent to you or simply request a password reset link to gain you access to your existing profile.

[Register](#) [Resident Help Center](#)

Online Payments

Make your payments online for FREE by e-Check (ACH) from a bank account or by credit card for a fee.

Username or Email
Password
 Remember me [Forgot Password?](#)
Login

Step 2

Connecting Your Property

Enter the FirstService Residential account number found on your statement or coupon and the Last Name listed on the property agreement.

? Last Name Entered Not Working?

Try the co-owner last name or if a business, the full name of the business associated with your unit.

! Direct-Debit Users

If you're looking to gain access to your existing automatic ACH Direct-Debit profile transition to ClickPay, you will be required to verify your banking details associated with this payment schedule.

Lookup Address

Please enter your Account Number
(found on your monthly statement)

Account Number:

Submit

[Go Back](#)

Step 3

Make a One-Time Payment

From the home screen, confirm your payment amount and then click **Continue**.

! Adding a Payment Option

When setting up one-time or automatic payments, you will be required to select a new or existing payment option, including e-check (ACH) for **FREE** or credit and debit card for a nominal fee.

Pay Now

Auto Pay



Step 4

Set Up Automatic Payments

From the home screen, click **Auto Pay** and then select your payment option, payment frequency and amount.

? Full Amount

Select this option if you want to pay **ALL** charges on your account automatically including assessment charges, special assessments and one-time fees.

? Fixed Amount

Select this option if you want to pay a **FIXED amount** of the total due. Any amount due above the fixed amount will not be paid automatically and you will need to submit a separate, one-time payment for any overage.

!

Please ensure your payments are scheduled to run no more than 2-3 days prior to your payment being due as your balance may not be available to pull through ClickPay until on or after this date.

Need Additional Help? Visit www.ClickPay.com/GetHelp or call 1.888.354.0135 (option 1).

Helpful Contact Information

In Case of Emergency call 911

CRRRA Frequently Dialed Numbers:

POA Office	(706) 640-4010
Central Security (24 Hours)	(706) 640-4032
Recreation Center (Indoor Pool)	(706) 640-4028
Riverside Pool (Outdoor Pool)	
Foxhound Pool (Outdoor Pool)	(706) 640-4037

CRRRA Office Hours:

Monday thru Saturday	9:00 am to 5:00 pm
Sunday	Closed

CRRRA Office Email Addresses:

Customer Service/Front Desk	customerservice@mycrra.com
Central Monitoring Station	central@mycrra.com
Villa Reservations	reservations@mycrra.com
Security/ARC	security@mycrra.com
Facilities/Public Works	facilities@mycrra.com
Accounting/Finance	accounting@mycrra.com
EMC Water	lkey@mycrra.com

Assistant Manager	Racey Cave	raceycave@mycrra.com
General Manager	Regina Valladares	gm@mycrra.com

Miscellaneous Telephone Numbers:

Emergency		911
Ellijay Post Office	(Industrial Blvd)	(706) 635-4356
Georgia Power	(888) 655-5888 (M-F 7am- 7pm)	(888) 655-5890 (24 Hours)
Gilmer County Trash Sites	www.gilmercounty-ga.gov	(706) 635-7696
Amicalola Electric	www.amicalolaemc.com	(706)253-5200
Georgia Forestry	(Burn Permits)	(706) 635-2363
911 Addressing	(County Courthouse)	(706) 635-4652

Ellijay Telephone, Cable, Internet	(706) 276-2271
Gilmer County Water/Sewer	(706) 276-2202
Recycling	800-cleanup
Chamber of Commerce	(706) 635-7400
Tax Assessor	(706) 276-2742



Coosawattee River Resort
634 Beaver Lake Dr., Unit #5160
Ellijay, GA 30540
(706) 640-4010

Re: Rentals

Dear Property Owner:

This letter is to advise you that an increase, to the Administration Fee for rental property inside Coosawattee River Resort, has been approved by CRRA Board of Directors as Per Article VIII, Section 4 of CRRA Rules and Regulations. The new rate became effective on May 1, 2018.

This fee of \$39.00 will be due at the time of new rental Gate Access Notification. As in the past, you need to supply CRRA with the following information:

1. Lot Number, Street Address and Name of Property Owner
2. Email, or in person will be accepted. No Phone calls
3. Date of arrival and Date of departure
4. Name of everyone over the age of 16 years
5. Number of Vehicles needing Gate Access
6. Directional Maps to Rental Location

Email: cabin.home.rental@mycrra.com

PLEASE ALLOW 48-HOURS TO PROCESS

The Administration Fee can be paid by Check, Debit Card or Credit Card at the time of notification. If requested, CRRA may approve Bulk Billing at the end of each month with total amount due by the 15th of the following month. **Nonpayment of Fees will be assessed against Property and Amenity Rights.**

Please contact Tracy Baker 706-640-4019, if you have any questions or regarding your preference for payment of fees and setting up your account.

Sincerely,

Tracy Baker
Private Cabin Rentals Coordinator/Accounting

Email :Tbaker@mycrra.com



**COOSAWATTEE RIVER RESORT ASSOCIATION
EAGLE MOUNTAIN CAMPGROUND WATER SYSTEM
SERVICE APPLICATION – TERMS AND CONDITIONS**
Accounting: 706-640-4021 MYCRRA.COM Maintenance: 706-640-4030



Customer # _____ Lot # _____ Location _____ Connection Date ___/___/___

Picture ID is Required

Primary Name on Account _____ Date _____

Driver License # _____ Last 4 digits SSN _____ DOB ___/___/___

Primary Phone _____ Secondary Phone _____ Email _____

Service Address _____ Lot Number _____

Billing Address _____ City _____ State _____ Zip _____

New Service Fees

Deposit	\$75.00
Set-Up Fee	\$25.00

Monthly Billing

Flat Rate	\$26.00
Usage	x \$0.004

Disconnect Fees

Overdue Amount	\$_____
Late Fee	\$10.00
Deposit	\$75.00
Reconnect Fee	\$50.00 (Monday – Friday, 8am – 5pm) \$100.00 (Weekends & Monday – Friday, 5pm – 8pm)
Administrative Fee	\$25.00

Tampering Fee \$1,000.00

In affixing my signature, I acknowledge that the above information is accurate; that I have read the application as well as the Coosawattee River Resort Eagle Mountain Campground customer agreement attached to this application.

Customer's Signature _____ Date _____



**COOSAWATTEE RIVER RESORT ASSOCIATION
EAGLE MOUNTAIN CAMPGROUND WATER SYSTEM
SERVICE APPLICATION –TERMS AND CONDITIONS**
Accounting: 706-640-4021 MYCRRR.COM Maintenance: 706-640-4030



TAMPERING POLICY

Coosawattee River Resort Association Eagle Mountain Campground Water System will prosecute any individual or company engaged in unauthorized tampering.

Tampering means the unauthorized interface with the equipment, monitoring devices, treatment devices, fire hydrants, valves, and any other appurtenances used to provide water service.

This shall include the theft of water by any unauthorized manner, including through metering devices or bypassing such a device.

The theft shall be reported to the law enforcement in the jurisdiction of occurrence. For each event, the fee shall be \$1,000.00 with the possibility of criminal charges filed.

Thank you,

Manager of Facilities & Public Works, James G Collis



A Member Owned Resort Community.

634 Beaver Lake Drive
Unit 5160
Ellijay, GA 30540

706-640-4020
www.mycrra.com

BANK DRAFT

Customer's Name: _____

Service Address: _____

Name on Check: _____

Bank Name: _____

Bank Account #: _____ Bank Routing #: _____

As A Matter of Convenience, I Hereby Authorize:

1. Coosawattee River Resort to request electronic payment of the amount due on my monthly EMC water from the above cited bank account.
2. The above cited bank to charge my account for the amount requested by Coosawattee River Resort and process the electronic payment of the amount due.
3. I understand that a copy of each monthly billing will be mailed to me and should be reviewed for accuracy. I understand I must notify CRRA of any inaccuracies, changes to my bank draft, or cancellation of my bank draft within 5 business days of my due date. I also understand that the CRRA return check policy will apply for bank drafts returned from their bank.
4. I have attached to the completed authorization form a preprinted, voided check with correct account and routing number information.

Signature of Customer: _____

Date Signed: _____ Daytime Phone Number: _____

CRRA Staff: _____