



Staghorn Plantation Estates
Homeowners Association
P.O. Box 267
Nicholson, GA 30565

YOUR NEIGHBORHOOD ASSOCIATION NEWS

September 2025

Staghorn Yard Sale Sign Up

We are looking for families in our community who would like an easy way to get rid of unwanted items and even make a little money. You can do it by participating in the **Staghorn Community Yard Sale. On Saturday, September 20th from 8:00 AM to 3:00 PM**



Here is an easy way to sell things

HOW DO YOU BENEFIT?

A community yard sale brings more shoppers to you and allows you to focus less on advertising. The HOA will do most of the advertising (i.e., newspaper, on-line and road signs).

HOW DO I SIGN UP?

Email Tona Harrell at tharrell201@gmail.com and get your address added to the list of those participating in this great program. We need to hear from you by **September 12, 2024**.

Carla Fowler – Community Leader

Carla Fowler is the Staghorn Plantation Estates Grounds Chairperson for our community, and we should all be so thankful for the work Carla and her husband **Andy** do to keep our neighborhood beautiful.



Carla Fowler in Staghorn Workday Clothes

Let's look at just some of the major projects that Carla has been responsible for in the last few years.

Carla Fowler's Accomplishments

New Swing Set. We spent **\$10,000** last year on upgrading our playground equipment. Carla selected the vendor and modified equipment design to ensure maximum safety and usability. She continues to use funds to improve recreation opportunities for our homeowners. This includes marking the basketball courts for the use of those playing pickleball.

Fishing and Swim Dock Upgrade. Our fishing and swim docks were upgraded with new moisture resistant boards by Lighthouse Marine Solutions at a cost of almost **\$31,000** over two years. The new materials are long-lasting and durable. New floats were also added to improve the dock's longevity. One of the additional benefits is that those sunbathing on the dock enjoy the comfort of the new boards.

Restocking Fish in Staghorn Lake. Under Carla's leadership, we used **\$13,000** of our reserve lake funds to pay to add thousands of new fish to Staghorn Lake. Staghorn HOA contracted with Garrett Resources to add a variety of fish including bluegills, grass carp, shad and large-mouth bass. Homeowners are now enjoying fishing in Staghorn Lake for bluegills and bass.

Dam Spillway Repair. Carla managed the relationship with Griffin Brothers for the repair of the Staghorn Lake dam spillway repair finished in July of 2022. The job was more complex than originally thought and required Griffin Brothers to remove some of the old, corrugated pipe before inserting the new high-quality pipe that lasts for over 50 years. Funds remaining in the lake spillway repair account that have been used to continue paying for lake management.

Why We Live in Staghorn

Staghorn Plantation Estates continues to be ranked by area realtors as one of the best places to live in Jackson County.

According to realtors, the most attractive neighborhoods are determined by several key factors that influence quality of life, property values, and long-term investment potential. These aspects include a sense of safety, access to amenities, strong schools, convenient transportation, and overall aesthetic appeal.

Proximity to amenities: Easy access to grocery stores, banks, pharmacies, restaurants, and shopping centers is a major draw. Staghorn is within easy driving distance of Jefferson, Commerce and Athens, Georgia.

Walkability: Neighborhoods with safe walking trails and shaded roadways encourage an active lifestyle and are highly desirable. A high "walk score" is a significant metric for many buyers. Staghorn leads in these criteria.

Commute and transport: Efficient transportation options, including proximity to major roads, highways, and reliable public transit, can increase a property's value. Staghorn has easy access to Hwy 441 and US I-85. Local highways are not jammed with commuters thus offering pleasant local drives.

Recreational opportunities: Access to green spaces, dog parks, playgrounds, sports facilities, and cultural venues like theaters and museums appeal to a wide range of buyers. Staghorn is just 12 miles from Athens and all it offers. The Staghorn Recreation Area and Lake are tops in Jackson County.

Dues are the life blood of our community.

Craig Gieler
Secretary SPEHOA