

**MINUTES OF MEETING  
LOWE'S FARM HOMEOWNERS' ASSOCIATION, INC.  
BOARD OF DIRECTORS MEETING  
MAY 2, 2007**

The first meeting of the Board of Directors for the Lowe's Farm Homeowners Association, Inc., was held at 1300 Bramble Lane in Mansfield. Meeting was called to order at 7:00 p.m.

**ATTENDEES:**

The following Board Members were present;

Chris Clark  
Dan Sides  
Paul Blevins  
Ben King  
Liz Wright

The following were also present:

Charles Wray of Premier Communities Management  
Brian Ruby, Association Manager with Premier Communities Management

The first order of business was to elect officers. We were informed by Premier the tally of votes, which determined the length of terms for each of the board members. The following is the results, with Ben King making a motion to accept, and Chris Clark seconded motion.

Chris Clark – President, with a one-year term  
Dan Sides – Vice President, with a two-year term  
Liz Wright – Secretary, with a one-year term  
Paul Blevins – Treasurer, with a one-year term  
Ben King – Member at Large, with a two-year term

**REPORTS:**

Brian Ruby presented copies of Delinquency and Prepaid Report dated 05-02-07.  
Brian also presented the Landscape Maintenance Contract, and PCMC Collections Procedures.

Charles Wray presented copies of the Returned Mail guidelines, and the Quarterly, Semi-Annual, Annual process.

## **DISCUSSIONS;**

Delinquencies and information on homes that have require HOA to mow.

Opening the pool, earlier than first planned. Also, discussed the pool card program, the pool safety committee, and improvements that can be made. Brian is checking on health inspections, pool service, and improvements to the texture of the pool deck. Motion lights are now installed. If all inspections and service is completed, the pool will open on May 12, 2007.

Brian stated a proposal from AT&T to purchase 800 sq. ft. site for \$7,500.00, is forthcoming. The site, in the area of the northwest of the pool, would hopefully provide DSL for LF HOA.

## **REQUESTS:**

Motion was made by Paul Blevins to research drainage in Phase II East (at Downhill) to be brought to the same safety and appearance of the drainage in Phase II West. Dan Sides seconded motion

Board requested the web person at Premier, Amy Roble, link to monitor the pool card system.

Board requested copies of each ACC approval and rejection reports. Also, the board would like e-mail addresses on the HOA website.

## **NEXT MEETING**

The next Board meeting will be held on Thursday, May 24, 2007, at 7:00 p.m.

A motion to adjourn was made by Paul Blevins and seconded by Ben King at 10:16 p.m.