

**MINUTES OF MEETING
LOWE'S FARM HOMEOWNER'S ASSOCIATION, INC.
BOARD OF DIRECTOR'S MEETING
August 19, 2008**

Paul Blevins, Board President, called the meeting to order at 6:34 p.m.
The meeting was held at 1300 Bramble Lane in Mansfield, TX.

ATTENDEES:

The following Officers and Directors were present:

Paul Blevins, President
Scott Smith, Treasurer
Ginnie Bucek, Secretary
Liz Wright, Director (Committees)

Premier Communities Representatives: Charles Wray and Meka Bowling
Meka Bowling is Premier's new Association Manager for Lowe's Farm

ABSENTEE:

Dan Sides, Vice-President

OLD BUSINESS

A. Newsletter advertising rates to remain as follows:

TYPE OF AD	LF Resident	Non-LF Resident
Business card	\$20	\$40
¼ page	\$40	\$80
½ page	\$60	\$120
Full page	\$80	\$160

Suggestion for communications committee to solicit new ads from local merchants

- B. Scott Smith to receive the new checks for the *Petti Cash* program; signature cards to be verified
- C. Order in process for stop signs at Woodcrest and Bramble; LF to pay \$500 and the city will pay the remaining balance
- D. Chris Wright, landscape committee chairperson, presented an update on previous landscaping issues and concerns
- E. Premier is to obtain bids from irrigation and concrete vendors for improvement of Old Grove outfall area

CONSENT AGENDA

- ✓ Approval of Minutes from July 8, 2008 Board of Directors' Meeting that were distributed via e-mail to all members.
- ✓ Approval of June 2008 Financials

NEW BUSINESS

- A. Letter to be sent to Parkside residents bordering the apartments advising they may remove their back wooden fence facing the apartment complex's brick wall without submitting an ACC form;
HOA is not responsible for maintaining the 2 foot gap between the homeowner's rear fence and the apartment complex's brick wall
- B. Chris Wright presented landscaping bid proposals from new vendors for LF common areas.
The board tabled additional landscaping projects and review of new vendors until the end of the year with review of fiscal and reserve study
- C. Meka to check status on report of brick wall cracks at 4200 Lone Oak and report findings to the LF HOA board
- D. Meka reported a letter was sent out to four LF homeowners regarding the pool incident which occurred on August 3rd
- E. Request bids for camera security system for 2009 budget review
- F. Request sent to Clarissa Bush, social committee chairperson, for a fall garage sale event
- G. September newsletter articles will be mailed on the 15th
- H. Liz Wright presented a recap of the August 6th meeting with the Mansfield National HOA
- I. Paul Blevins presented a recap of the August 13th meeting with the Mansfield Public Safety Dept. regarding the Sex Offender Ordinance;
it was noted that the original proposal of the Lowe's Farm Playground being a "safe" zone is not valid due to the Playground being "private".

STAFF REPORT (Premier Communities, Charles Wray and Meka Bowling)

- A. July 2008 Association Manager's Monthly Management Report
- B. Presentation of access for new web-based service for homeowners
- C. Update on correspondence to three LF homeowners

EXECUTIVE SESSION

Executive sessions may be called from time to time to discuss personnel or legal matters.

Executive sessions are open to board members and management company officials only.

Next Board of Director's Meeting
Mansfield Public Library
6:30 P.M. on Tuesday, September 23, 2008

ADJOURN

Motion to Adjourn by Scott Smith, Seconded by Liz Wright; Passed 4 – 0, 1 absentee; at 9:20 p.m.