



FOUR SEASONS FARM

QUARTERLY NEWSLETTER

JULY/AUG/SEPT 2009

Violation Report

Source: Deborah Bond, Goodwin Management Co.

Eighty percent (80%) of the violations for the month of May are "yard maintenance needed."

Yard maintenance includes:

- Mowing: includes front yard and side yard of corner lots; all backyards must be mowed.
- Edging: sidewalk, driveway, and curb, etc.
- Weed control: weed abatement in grass, flowerbeds, and cracks; weed eating fences, etc.
- Watering, disease control fertilization or grass replacement (adding sod or reseeding where grass has died.)
- Blowing or sweeping up: grass and clippings must be removed from driveway, sidewalk and street after maintenance.
- Removing dead plants, shrubs, trees in a timely manner.
- Trash receptacles in view: All trash containers must be hidden from general view except for trash pick-up day. If containers can be seen from the street, they are not out of view.

Examples of other common violations are:

- Generally unkempt appearance of the property including not repairing painted surfaces.
- Portable basketball goals may be placed no further from the front of the garage than 15'; permanently mounted goals must be approved by the Modifications Committee.
- Portable basketball goals may never be located in the street. ■

JOIN OUR E-MAIL LIST

Enjoy these benefits by joining the HOA e-mail list:

- **Reduce** paper and postage costs
- **Stay** informed of community activities
- **Know** the concerns of residents
- **Be aware** of changes in the community
- **Communicate** with Directors & Officers--and know how they are addressing important issues

Your information will never be sold to another party, and only association-related emails will be sent to you. You can unsubscribe at any time.

Join by simply sending us an e-mail: info@fourseasonsfarm.org

Summertime Reminders from the Neighborhood Watch Committee

Coordinator: Ernie Moore • nwc@fourseasonsfarm.org

Summer is upon us and I would like to pass on a couple of friendly reminders.....

With the current drought and weather conditions, the Fire Marshall has put the burn ban into effect. See our website for further info: www.fourseasonsfarm.org. Also, Sheriff Tommy Ratliff is reminding motorists that school is out and to watch for children at play for the summer months by:

- Drive at slower speeds in neighborhoods and places where children are present.
- Watch for children crossing streets at pools, schools, libraries any other places they may frequent.
- Check for children when you are backing from driveways and parking spaces.
- Watch for pedestrians, strollers, and bicycles when turning right on red lights.

Sheriff Ratliff also is asking for ALL caregivers (not just parents) to remind their children to be safe--watch for cars, motorcycles, and bicycles. The NW Committee needs an Assistant Coordinator in our group, as well as more members. We need YOU to join this important committee! Details about our next meeting will come soon. ■

Place the roast in the slow cooker. Pour the wine and Mexican style hot tomato sauce over the top. Throw in the garlic, and salt and pepper to taste. Cover, and cook on low for 9 hours. When done, the roast should shred easily with a fork. Shred the roast into the juices, and mix in the chopped green onions and cilantro.

- 1 (4 pound) rump roast
- 1 cup white wine
- 2 (7.75 ounce) cans Mexican-style hot tomato sauce
- 3 cloves crushed garlic
- Salt and ground black pepper to taste
- 1 bunch green onions, chopped
- 1 cup chopped fresh cilantro

The best part about this recipe is that it cooks while you're away. When you come home from work, get together the tortillas, sour cream and shredded cheese...that's it!

Recipe Corner

Shredded Beef for Tacos

www.fourseasonsfarm.org

RETURN SERVICE REQUESTED

FOUR SEASONS FARM
c/o Goodwin Management
11149 Research Blvd., Ste. 100
Austin, Texas 78759-5227

Mark Your Calendar!
Next Quarterly Meeting:
Tuesday, Sept. 15th • 7pm

Information from the HOA President...

Hi Everyone,

As many of you know, our Annual HOA Meeting was held on Thursday, May 14, 2009. With the voted approval to increase the number of Directors to five (5), new directors were elected at this meeting. Thereafter, new officers were elected by the Board. Accordingly, our current Directors and Officers are:

Nola K. Plumb	Jim Huff	Robert McDonald
<i>President</i>	<i>Vice President</i>	<i>Board Member</i>
Caryn Moore	Pat Hough	
<i>Secretary</i>	<i>Treasurer</i>	

Another significant matter which was put to a vote at the annual meeting was to amend the Bylaws in order to make the C.C.R. and the Modification Committee Guidelines coincide with regard to the 8' building height limit. This was approved.

Next, our new property manager Deborah Bond from Goodwin Management was introduced. If you need to contact her, she can be reached via email deborah.bond@goodwinx.com or by calling the office number (512-852-7908) or her cell number (512-573-7099).

Recently, one issue that has given rise to a lot of Board attention is modification requests and variances. Please note that all homeowners will be receiving a letter shortly that addresses this subject. In addition, the Board has elected new Modification Committee members which are: Ernie Moore (Chairman), Ray Moore, Tony Calkins, Jeff Heater and Rick Plumb. Jim Huff is the Officer-in-Charge of this committee. The new modification request form will be available via our website shortly for your use. Please forward all new modification requests to Ernie Moore and a copy to Deborah Bond at Goodwin Management. Also, if you have an outstanding modification request and have not yet received a response, please contact Ernie Moore (512-268-2457) immediately to insure that your request has been received.

Our next Community Meeting will be held on **Tuesday, September 15, 2009 at the Kyle Train Depot** starting at 7:00pm Mark your calendars and plan to attend.

One last note, we are looking for a couple committee coordinators. Even if you are not interested in being a coordinator, come get involved and make a difference.

Sincerely,

Nola K. Plumb

HOA Board Director & President
Email: nplumb@fourseasonsfarm.org

