

TOWNE STATION HOA NEWSLETTER

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www.TowneStation.com

2013 Towne Station HOA Board Members

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TOWNE STATION NEWS YOU CAN USE

Announcement: General Assembly Date, Time, & Location:

WHAT: Towne Station HOA General Assembly

WHEN: Tuesday November 12th at 6:30pm CT

WHERE: City of Brandon Public Library, next to Brandon Police Dept

WHO: All residents, homeowners, and anyone else who would like to know more about our beautiful neighborhood.

IMPORTANT: It is VERY important that we have a strong attendance at the General Assembly. We will be voting on officers (Board Members) for 2014, as well as considering a couple important Covenant Revisions. Everyone's schedule is busy, but please try to make time to attend the meeting. Be sure to ask your neighbors to attend as well.

REMINDER: NEIGHBORHOOD NOTIFICATION SYSTEM:

Our subdivision has an SMS Alert System (Text Message) that will allow the HOA to get pertinent information about the neighborhood to the residents in a quick, efficient manner. Sign-Up is optional, but Opting-In to the program will allow the HOA to send out important messages to residents via text message, when needed. This is the same type system used by schools and businesses.

To Sign-Up for the program, send a text message from your cell phone as follows:

Text TSHOA to 71441.

NOTE: TSHOA is NOT case-sensitive.

You will then receive a text message, with a link in it, which you'll use to confirm that you'd like to Opt-In.

Your cell number and information will not be shared with outside parties, and will be used only for notifications from your HOA.

PREVIOUS HOMEOWNER ASSESSMENTS

Past Due Assessments – We're getting close to the end of this calendar year, but we still have a few residents who have not paid their balance of Assessments, despite courtesy notices, Newsletters, phone calls etc. Unfortunately, we have no choice but to send Certified Notice to these residents, to provide legal notice of a possible lien being filed on their property if payment is not received in full. If you have a balance of any kind, it is very important that it be paid as soon as possible.

NOTICES

The 2013 Homeowners Association Board meets monthly, typically on *the 2nd Tuesday of each month at the Rankin County Chamber of Commerce Conference Room at 6:30pm*, pending any conflict in schedules. The address for the Chamber of Commerce is 101 Service Drive, Brandon, MS 39042. Any and all are welcome to attend. If you have any Towne Station business that you would like to discuss at our monthly meetings, please send a request to the HOA Board via email, to be added to the Meeting Agenda... or contact any Board Member.

Next Scheduled HOA Board Meeting (after upcoming General Assembly):

Tuesday December 10th 2013

OFF-ROAD VEHICLES, GOLF CARTS, ETC: In an effort to clarify the HOA's position on golf carts and off-road vehicles, there is nothing in the Covenants related to these vehicles. Operation of these vehicles in the neighborhood is governed by the City of Brandon, as our neighborhood is inside the city limits. Operation of these vehicles on the streets of the subdivision is between the driver/owner and the City, not the HOA.

However, driving these vehicles on the HOA's common ground is strictly prohibited, as it's trespassing and could pose a liability risk. We must enforce this, as we are required to protect the interests and limit the liability of your HOA. We have received complaints about these vehicles running around on empty lots and in the common areas of the neighborhood. We have also noticed damaging 4-wheel drive "tracks" along our retention ponds (common areas) These actions are against the law, as per the City of Brandon. Golf Carts, 4-Wheelers, etc are prohibited from operating anywhere in our common areas of the subdivision (same statement as in our April Newsletter and May Newsletter).

If anyone sees such action, feel free to report it to the City of Brandon Police Dept at 601-825-7225.

COVENENT REVISIONS: We are currently drafting a couple Covenant Revisions, intended to bring clarity to existing Covenants. We will do our best to distribute the proposed Revisions to all houses in the neighborhood, between now and the General Assembly, so you'll have an opportunity to review the documents. The HOA will be seeking signatures for the proposed Revision, throughout the neighborhood and at the upcoming General Assembly. It is our intention to have a Notary Public with us when speaking with Homeowners and getting signatures, as well as present at the General Assembly.

It is possible, if not likely, that a Board Member (accompanied by a Notary Public) may knock on your door to get proper signatures for the proposed Revision. We appreciate your cooperation during these efforts.

See you at the General Assembly!

Tuesday, November 12th at 6:30 at City of Brandon Public Library

