

Lowe's Ferry

2023 Spring/Summer Newsletter

Hello Neighbors,

Lowe's Ferry is a beautiful community! As we look forward to the warmer summer months where our pool is open and more families are out-and-about, we'd like to update you on some projects we've been working on and we'd like to provide reminders for the safety and enjoyment of property owners and guests.

Pool and Clubhouse

- The pool is now open! Please be considerate of your neighbors and share tables and chairs. Property owners should not be giving key fobs to non-residents to access the LFPOA pool and facilities without the property owner in attendance.
- The pool was completely refinished, leaks fixed, tiles and railing were repaired to allow for swimming this season.
- The pool is cleaned and water is tested every Tuesday and Friday. There are leaves and debris that fall in from time-to-time. We have a net hanging on the fence that anyone can use to clean debris out of the pool.
- The clubhouse is generally cleaned every Monday. We do not have daily service. Please clean up after yourself, your children, and your guests.

Marina

- The marina expansion is complete (addition of 8 slips) and new slip owners are slowly moving in. A special thanks to Lesleigh Anello for her work as we began this process over a year ago and Chuck Nykolyshyn for helping toward the end of this project.

ARC Update

- The Architectural Review Committee has two main functions. First, to assure that all new construction in the neighborhood adheres to the requirements in the operating agreement. Secondly, and just as important, is to be a resource to property owners to answer questions as they are developing their construction plans, to make compliance with the provisions of the Operating Agreement as easy as possible. We are sometimes the first personal contacts that new owners have in the neighborhood and we are therefore mindful of extending a warm welcome as we interact with new residents.
- For those in the construction stage, please note that upon breaking ground, the Association no longer mows the lot and the owner must start maintaining the lot and keep the grass cut.
- A Permission to Trespass form must be obtained if you are wanting to pass through, park on, or place anything on another property owner's lot or in the common area. The form is on the website.
- Construction trailers are to be kept on the lot/build site, not on the roads overnight. Property owners are responsible for ensuring their contractor is adhering to the construction site rules.

- Please email the ARC at ARC@lowesferrypoa.com if you plan on making any alterations or additions to your property.
- There are several construction projects underway in the neighborhood, and we look forward to doing our small part to keep our neighborhood the wonderful place that it is to live.

Property Management

- We appreciate all the work Shannon Kear, property manager with HOA management, is doing for our community. Please make sure you have downloaded and can access the FrontSteps app. HOA and the board use this program to communicate with our community via notifications, newsletters, financials, request work orders, community calendars, etc. If you need help with downloading the Frontsteps app, contact Shannon at 865-558-3030 or email shannon@hoatn.com. Also, we added a login button on our website (www.lowesferrypoa.com) to access the Frontsteps platform.

Annual Calendar

- Please make your calendars: Please note: the quarterly board meetings will include an open session for the community to attend. If you would like to address the board, you must contact within 24 hour notice with the agenda item to be discussed. In the event that we have agenda items which are sensitive in nature, we would adjourn the open session, empty the room and then call to order an executive session - minutes for which would be recorded and filed but not published publicly.
 - April 28 – Pool Opens
 - May 28, 2023 | 11:00 AM – 2:00 PM – Summer Kick-Off BBQ
 - May 11, 2023 | 6:30 PM – Quarterly Board Meeting
 - August 10, 2023 | 6:30 PM – Quarterly Board Meeting
 - November 9, 2023 | 6:30 PM – Quarterly Board Meeting
 - October 2, 2023 – Pool Closes
 - October 31, 2023 5:00 PM – 8:00 PM – Lowes Ferry Halloween Extravaganza (Brigantine Circle)
 - February 24, 2024 (9am) – Annual Board Meeting & Election

HOA Dues and other pertinent information

- Our dues are collected bi-annually, in January and July. It is the property owner's responsibility to ensure dues are paid and that HOA Management has your correct address, email and phone number. The second installment dues are to be paid by July 31st. If you have any questions or need clarification on dues, please contact HOA Management at 865-558-3030.
- All personal vehicles and trailers are to be parked in the driveway or garage, not on the street. Trailers are allowed to be kept on the driveway for a maximum of 6 days during any 6 month period. We understand the need for visitors to park in the street area for a party or other event.
- Please be aware of your speed in the neighborhood, the speed limit is 20mph. Our community is growing and there are more individuals walking, we have families with young children and pets, and there are golf carts on the roads.

We are here to assist you and answer questions or concerns you may have. You can email us directly at board@lowesferrypoa.com or Shannon Kear, LF property manager at shannon@hoatn.com. Our Board members are as follows: David Anderson, President; Christine Eveland, Treasurer; Joshua Duke, Secretary; Albert Holmes, Member at Large; Alvin Burstein, Member at Large.

Reminder: we do not monitor nor respond to Facebook posts.

LFPOA Board