

Dear Homeowners,

The Redwing Meadows Board, along with Morris Property Management would like to wish you a Happy New Year! As we look back on 2014 we want to thank all those who have helped make our neighborhood such a wonderful community. It was a big year with a number of improvements to our amenities.

As part of a Home Owners Association, we all agree to work together to maintain the beauty of our neighborhood, which improves our property values. We are guided in these goals by the Covenants, Conditions and Restrictions (or CC&Rs) along with our Bylaws. Many of us have a copy of those somewhere, but if you are missing yours, we have them on the website. Morris Property is our management company and they are tasked with identifying areas of needed improvement with regular visits through the neighborhood. Courtesy letters are then sent by Morris Property to let the homeowner know what needs to be corrected. Previously, our Board did not see these notices nor have input into which of them should be sent and which ones dismissed. We have made a correction and now are careful to review all of these prior to mailing. It is our intent to only bring attention to infractions that take away from our primary goal of improved property values through our unified HOA.

Since the documentation in the CC&Rs is lengthy, we thought we would highlight the areas that we as a Board of Directors are primarily focused on:

- Continued improvement and maintenance of our various amenities
- External developments in our broader community that would affect us positively and negatively
- Ensure exterior home maintenance is addressed, including house paint/mailboxes/ landscaping
- Architectural Committee review of homeowner property enhancements like sheds, fencing, patios, etc.
- Ensuring that pets are always restrained (per State of TN guidelines)
- Trailers/Boats/Disabled Cars in driveway (no vehicle parking on grass) beyond allowed 72hr time

Again, for complete documentation, please visit our website at www.redwingmeadows.org .

Also, please find us on our Facebook page and “like” us to get the latest news and events. In the past it has been an invaluable tool for many things, including locating missing pets, relaying information on the I-65 widening project and announcing neighborhood activities. Please feel free to post on our wall any interesting information that would be valuable to our neighborhood.

We will have our Annual Homeowners Board Meeting on Saturday, February 14th at 9 am at Harpeth Community Church. It is on the corner of Lewisburg Pike and Mack Hatcher (Room 217). We will be discussing important community updates, including a possible revision to the fencing policy.

We love our community and truly feel that it's one of the greatest neighborhoods in Franklin. Wishing you a happy, healthy and prosperous 2015!

Sincerely,
Redwing Meadows Board of Directors

Neighborhood Directory

We are in the process of updating our private Neighborhood Directory. This will be made available via PDF just to our neighbors. Please provide the information below exactly how you would prefer listed and bring it to the annual meeting on Feb 14th.

Name: _____

Address: _____

Email Address: _____

Phone Numbers: _____

*Or Mail to:

Katie Sledge
Redwing Meadows HOA Secretary
1340 Ascot Lane
Franklin, TN 37064

**Or put the above information in an email to katiesledge@gmail.com

PROXY
REDWING MEADOWS HOA
MEETING OF HOMEOWNERS
February 14, 2015

I/We _____ being the owner(s) of the

Home located at _____

Authorize and appoint- _____

To be my/our proxy, to represent me/us on the issues to be discussed at the Annual Meeting of the Homeowners on February 14, 2015 and vote on my/our behalf on the issues submitted to vote at this meeting or, in the event a quorum shall fail to attend, at such time and place as the adjourned meeting shall be resumed.

Signature of Homeowner

Date

Signature of Homeowner

Date

Note: Should you be unable to attend the meeting in person, please complete and deliver this proxy in one of the following ways:

1. Give the proxy to a trusted neighbor who is attending the meeting.
2. Mail or Deliver in person to Vickie Campbell, 278 Franklin Road, Suite 140, Brentwood, TN 37207. Ensure delivery no later than 02/12/2015.
3. FAX to Vickie Campbell at 615-775-9028 Ensure delivery no later than 02/12/2015.
4. Email to vcampbell@morrisproperty.com Ensure delivery no later than 02/12/2015.