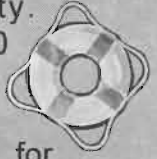


SPRING MEADOW ESTATES

A PUBLICATION OF THE SPRING MEADOW ESTATES HOMEOWNERS ASSOCIATION, INC.

Family Water Safety

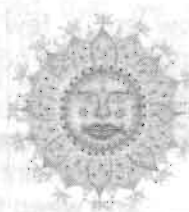
As summer approaches, it's only natural for kids to be in and around water. But because it only takes three seconds for a child to drown, it's important for parents to think about water safety. Some 300 people drown each year in Texas, and for each child who drowns, an additional four children are hospitalized for near-drowning.



"People think that 'nearly drowned' means a happy outcome, but some of these children later die and many are left with severe permanent disabilities," says Kristen Beckworth, water safety expert for the Children's Injury Prevention team. Through close, active supervision and proper layers of protection, such as fencing and door alarms, parents can help prevent a drowning tragedy. Also, designate a "Water Watcher," adult to be in charge of supervising children at your next family gathering.

For more water safety tips, visit www.childrens.com.

A WORD FROM YOUR MANAGEMENT TEAM



Per Association guidelines, the Spring Meadow Homeowners Association has reached the lot closings required to transition the Board of Directors to homeowner control. At a membership meeting in August, you will have the opportunity to vote and elect three Board members. Now is your opportunity to nominate yourself or a neighbor whom you feel would be a great Board member!

You will find a nomination form enclosed. Each homeowner may nominate up to three members. There may be one nomination form per lot, and you must include your name and address on the form. Please submit this form to the address or fax listed before July 14, 2009. Look for notices and proxies to mail out the week of July 20-24, 2009. Nominations will also be taken from the floor at the meeting.

There is some work involved in being a Board member, but the experience can be very rewarding! We encourage you to get involved, and if you would like further information about what the day to day requirements of a Board member may be, feel free to contact me at 214-451-5453.

Warm Regards,

Caroline Winton
Director of Management
214-451-5453

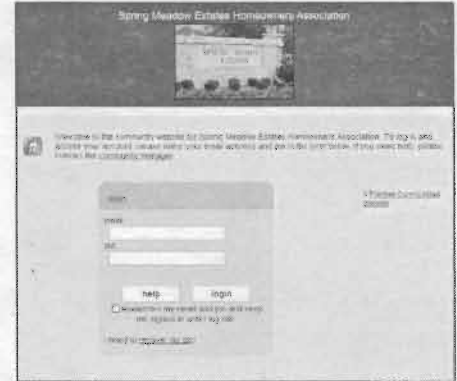


Have a safe summer!!

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PremierConnect™
 Exclusively Offered Through Premier Communities

PremierConnect allows you to view your account, change your mailing address, contact information, and see the community calendar. You will also have access to all your community's forms and documents such as your deed restrictions, ACC Request Forms, and all of our newsletters as they come out.

If you have not logged in yet or lost your registration code, please email me with your name and address so I can better assist you.



Board of Directors
 Nomination Form
 Inside!!

PROTECTING YOUR SKIN FROM THE SUN

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ACC REQUEST FORM

4

NEIGHBORHOOD E-WATCH

6

Protecting Your Skin from the Sun

What's your skin type?

Most skin types fall into one of six categories: dry, somewhat dry, normal, somewhat oily, oily or combination. Skin type is determined by the amount of oil secreted - and is hereditary. Environmental influences can tend to exacerbate conditions, but the different areas in the skin that produce oil and the amounts of oil produced are based on genetics. Although skin is remarkably robust, overexposure to the elements or overuse of products can lead to skin allergies or sensitivities. To avoid this, minimize the number of products you use and find ones designated for your skin type wherever possible.

Prep your skin

Heat stimulates the oil glands, which bump up production, resulting in a vicious cycle of oiliness and dehydration, or a classic combination skin. Exfoliate at least once a week to improve the hydration level in your skin - the cream you apply afterwards will reach the cells that need it. Dehydration caused by the increase in pollution, air-conditioning, stress and negative lifestyle habits has become a major problem. Excellent moisturizers are now available that not only introduce moisture into the skin, but also maintain the moisture level. Remember to apply the moisturizer not only to your face, but also to your neck; it's commonly exposed to the elements too! Ensure you drink at least eight glasses of water a day. Your skin will look clearer and far more luminous. A good tip is to keep a bottle of water in your car or by your desk as the more you see it, the more you'll drink it. The key to keeping your make-up on in the heat is to choose the correct day cream for your skin type and to apply it correctly. If your skin is dehydrated or oil-dry, applying more day cream won't solve the problem. If your skin feels taut, dry or looks excessively oily during the day, exfoliate at least once a week and change your day cream to one that is more suited to your skin type. After application, allow at least two minutes for absorption and then blot off the excess by pressing with a tissue, particularly in the T-zone. All skin types can benefit from hydrating masks in summer, which smooth fine lines and increase radiance - but do not make the skin oily. Prepare your skin by exfoliating and applying a hydrating mask each weekend!



Protecting your skin from harmful rays

You've heard the warnings about ultraviolet rays and skin cancer, so it's on with the sunscreen, right? However, most people probably still manage an occasional burn. Studies show that even if you never forget your sunscreen, unless you block out 100% of the ultraviolet rays, tanning in the sun will damage your skin whether you burn or not. Limiting your time in the sun, especially during midday hours, is essential. And if you want some extra protection, take your vitamins and minerals. According to research, oral supplements of vitamin E and selenium, as well as topical applications of vitamins C and E, can give your sunscreen a boost by partially preventing the skin damage that occurs once you've been exposed.

Foods to cleanse your skin from the inside out

Fish contains oils that will help nourish your skin.

Ground linseeds are an excellent source of omega-3 fatty acids, which promote good

skin health.

Vitamin A is essential for healthy skin. Eat plenty of dark orange such as carrots, sweet potatoes & dark green (broccoli, spinach) vegetables all of which are high in vitamin A.

New to Spring Meadow Estates?

We have a wonderful, beautiful community filled with great people. As homeowners we all belong to the Homeowner Association. Our association strives to maintain our community's pleasing appearance and want to keep our property values high in the midst of the market woes.

If you are new to Spring Meadows Homeowner's Association, WELCOME and we are glad you have chosen our neighborhood for you and your family. The homeowner association requirements are included in the Association documents of the CCRs.

Below are a few suggestions and guidelines to maintaining the community.

LANDSCAPING

- Please keep your yard watered and green. Well maintained yards are mowed, edged, and weed free.
- Flowerbeds should be kept clean of grass and weeds.
- Fertilize for a lush green lawn
- In the fall, use a pre-emergent-weed killer (your local nursery will be able to assist you with getting the best!)
- Fences should be in good condition, stained and repaired as needed.

ANIMALS

- When walking your dog, they should be on a leash at all times and each homeowner should pick up what their pet leaves behind.

With everyone doing their part, Spring Meadows will continue to be a wonderful community for all to enjoy!

LANDSCAPE COMMITTEE

Just as a reminder, the Landscape committee awards a \$25.00 gift card and a lovely sign proclaiming "Yard of the Month" for Spring Meadow Estates.



The criteria is simple. Is your yard well cared for? Is it neatly mowed and trimmed? Have you shown imagination in design of planters and other yard enhancements? Have you added colorful flowers, shrubs or trees? In short, does your yard reflect pride of ownership and add beauty to our community? If so, you may be selected as the Spring Meadow Estates Yard of the Month.

Our winner for **May** was **6803 Indian Meadow** and the **June** award winner was **6906 Indian Meadow**. The Landscape committee will be patrolling the streets to select the July Yard of the Month.... Could it be you?

R. Jack Frost, Landscape Committee Chairman.

ADVISORY COMMITTEE

I want to thank everyone that gave up their time to vote in the recent elections for the vacant seat on the Sachse City Council. Jerrod Patterson will be a great asset to the City Council and to all citizens of Sachse. He is a wonderful young man and is anxious to show his ability and drive to work for us and do what is best for the city.

This summer started out fairly mild and then middle of June hit and the 100 degree weather began. We have had 51 ACC requests submitted for approval. The request were for new swimming pool construction, landscaping stone, front side fence removal or moved closer to the front, and storm door installation. All were approved.



Have you noticed that we have two new residents at the pond? Two mallard ducks are now calling our pond home. We now have turtles, ducks, and once in awhile a Heron visits our pond. I hope they all decide that this is a pretty good place to live.

It is wonderful to see so much new home construction happening in our community. We welcome all of our new neighbors. It will be great when all of our lots have homes and we can enjoy our quiet, quaint neighborhood again. I know it has been quite difficult to deal with the dust, debris, road blockages, noise, loud music, etc. Just remember this will pass and we will soon have a completed beautiful community. Yes, we are finally in transition and we all are looking forward to the upcoming election for the Board of Directors!

Hope you have a wonderful summer.
Lynda Rubey, Advisory Committee Chairperson

Did you know? What a Tree Does for Us

An average tree absorbs ten pounds of pollutants from the air each year, including four pounds of ozone and three pounds of particulates.

A medium sized deciduous tree removes pollutants from the atmosphere and reduces emissions of air pollution at an average savings of \$1.89 per year in an urban environment.

Over the tree's estimated 40-year lifespan, each tree will save about \$75.60 in reduced and removed air pollutants.

(Source: Center for Urban Forest Research, Pacific Southwest Research Station, USDA Forest Service; Davis, CA)



HI FROM THE SOCIAL COMMITTEE



On May 17th, the HOA Social Committee held its annual Spring Outing. Everyone had a great time and we had over 100 of our neighbors join in on the fun. Food was fantastic (thanks to everyone in the Pot Luck). We have

some wonderful cooks among us! We had a visit from our police department that talked to us about the new neighborhood watch program. We had a bounce house and games for everyone. To see photos of this and all of our outings, visit our local website at www.springmeadowsestates.net. If you were not able to attend, we hope you will be able to join us in October when we have our Fall Outing.

I want to thank all of the Social Committee (and spouses) for all of the hard work to make all of our outings a huge success. Your Social Committee members are: Don Aswell, Brenda Glover, Darrin and Babetta Hemphill, Darin and Lauri Peterson (Lauri is our face painter and washable tattoo artist), Janien Faulk, Andrea Capele, Carol Campion, Linda Bradshaw, Patty Frost, Shelly Wemoener, and George and Dee DeWitt. George and Linda did a great job on the games for the kids. We would not be able to have our outings without these devoted neighbors and friends.

Our ladies Bunco group is having a wonderful time every month on the first Monday. The location is never in the same home and the theme changes each month. We eat great food, dress crazy, laugh, squeal, hug, hit, some fall down, discuss new decorating ideas, play Bunco and make friends that we hope will last a lifetime. Unfortunately, we must say goodbye to one in our group. Teresa Newlin and her husband are moving away. They have been great neighbors and will be greatly missed. If you are interested in being an alternate for our group or want to start another group, please contact me at larubey@verizon.net or contact anyone that is on the Social Committee.



We would also like to organize a men's bowling league or put together a list of men in our neighborhood that enjoy playing golf. This list will be distributed to everyone on the list. That way, you

will never be without a partner and you get to know your neighbors better. If you are interested, please email me at larubey@verizon.net or contact anyone that is on the Social Committee.

Your ideas of a Start up group are always welcome. We are always looking for new ideas.

We'll be seeing you in the neighborhood.

Lynda Rubey
Social Committee Chairperson

Farewell

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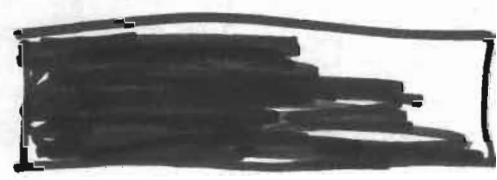
Association Manager-
Caroline Winton, (214) 451-5453
caroline.winton@premiercommunities.net

Customer Service/ Billing questions-
214-389-1377
accountservices@premiercommunities.net

Amenities/Reservations Questions-
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Resale & Refinance Certificates-
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www.premiercommunities.net/resale.html

After hours Property Emergency number-
214-871-9700 ext. 350



What is Sachse E-Watch?

Sachse PD E-Watch group is a "cyber" neighborhood watch program. E-Watch provides Sachse citizens with an easy way to obtain:

- Monthly Neighborhood Crime Reports
- Crime Alerts
- Resident Surveys
- Crime Prevention Messages
- Community Service Messages

Many Sachse residents are busy professionals interested in participating in a neighborhood watch program but are too busy to attend meetings. Sachse Neighborhood E-Watch is the answer
E-Watch - Informing and Protecting Sachse. Sign up now and be informed.

How do I Sign Up?

We have made it very simple for you to join E-Watch. Simply complete any ONE of the following steps and we will get your membership started for you.

- Sign up online, go to www.sachseewatch.com for more information.
- Call Lt Cassidy at (972) 495-2271 x204
- Email ewatch@cityofsachse.com
- Write your email address on the line below and drop it off at the Police Department.

Email: _____

Would you like a yard sign for your home? Yes No

SAFETY COMMITTEE

As the Safety Committee works to keep up the flow of information within Spring Meadow community, a new tool was implemented by the Sachse Police Department to facilitate the flow of information. With the continuation of the reverse 911 system, you will now not only receive the recorded phone message from the SPD, but now if you join the ewatch program, you will receive an email informing you of the latest report of incidents occurring within our AOR. If you are interested in joining the ewatch and having the Police Department come out and put an ewatch sign in your yard, this is all you need to do:

1. Fill out the form to the left and drop it off at the Police Department.
2. Call Lt. Cassidy at 972-495-2271 ext. 204
3. Email : ewatch@cityofsachse.com.
4. To sign up on line, go to: www.sachseewatch.com
5. Or you can send me an email: gosmandewitt@yahoo.com.

I will need your email address, home address, name and telephone number. The more people that have ewatch signs in their yards, the more the BAD GUYS will stay away from Spring Meadows. We are in AOR 1 (AOR means Area Of Responsibility)

The Safety Committee would like to commend the community for keeping their garage doors closed; this really helps keep the theft down to a minimum.

We walk the neighborhood for exercise and to meet and greet our neighbors; the best way to keep the community safe is to know your neighbors and for them to know you.

Our next big event will be the National Night Out on October 6th. Please mark your Calendars for this event!