

Highland Meadows Estates Homeowners Association, Inc.

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DATE: September 17, 2013

TO: Highland Meadows Estates Homeowners

FROM: Highland Meadows Estates Board of Directors
SBB Management Company L.Compton@sbbmanagement.com
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RE: Pool Rental Changes

We hope that everyone is enjoying the new pool renovations and the last month of the swim season for 2013. The pool will close on September 30, 2013.

Prior to the pool renovations, the association was able to allow rental of the facility to owners as well as outside groups sponsored by any homeowner. However, with the pool remodel the association must now comply with the 2010 Standards for Accessible Design.

These ADA requirements were not mandatory to existing pools just new pools and remodels. Since Highland Meadows fell into the "remodel" category the pool remodel was subject to this new regulation.

In discussion with local officials, it was determined that a lift and modifications would not be necessary for community pools that are associated with a private residential community that are limited to the exclusive use of residents and their guests. However, if the pool located in a residential community is made available to the public for rental or use it would have to be modified with the ADA standards.

The Board agreed that the additional ADA equipment would be cost prohibited for the community pool and the decision was made to only allow owners to use the pool with their allotted 4 guests.

Therefore, no future rentals will be allowed at the pool. We apologize for any inconvenience this may cause. If you have any questions or concerns, please contact Lora Compton at 817-482-1547, #407.

ENJOY THE FINAL DAYS OF SUMMER!