

# Pagewood Townhomes

## Phase I

### Latest News

The rain has finally stopped and it looks like we will finally be able to begin the landscaping improvements that we have been talking about for a while. Keep an eye out for the improvements, as they will be affecting all 3 streets. The most eroded and dangerous areas are going to be done this year, and as time goes on all areas will be done. The goal is to have our neighborhood glowing. Pictures are coming soon and will be posted on the HOA website.

We understand and agree with everyone that is trying to get the landscaping fixed in their

area, and are trying to move as fast as we can to accommodate everyone. There are just some areas that need to be fixed first due to safety hazards and erosion. Please bear with us, and thank you for your understanding.

We have a website now! The website is: <http://www.pagewoodhoa.org/> and it is up and running. Within the website you will be able to accomplish many things such as:

- Get information such as Bulk Trash pickup and watering times

- Send a modification request to the HOA
- Send a repair request to the HOA

Within the next few months we plan to add to and revise the website to include Newsletters, Minutes, Photos and other items. We'll keep you posted!

**SNL Associates, Inc.**  
**Manager: Craig Lengyel**

Phone: 972-243-2175  
Fax: 214-361-2111

5232 Forest Lane, Suite 140  
Dallas, TX 75244

**\*\*Any questions, maintenance requests, concerns or other requests should be directed to SNL Associates, Inc.\*\***

**Next Board Meeting: Monday, August 10<sup>th</sup>**  
**At the Clubhouse: 7515 Highmont Street**  
**Dallas, TX 75230**

### We Need Your Help Getting Rid of those Cables

We are sure you have noticed that every sidewalk seems to have a cable running alongside it that has been there for a while. We called several companies and found out that each homeowner is responsible for seeing that all cables are buried or are installed/connected in the

least obtrusive way to/on the building. Each homeowner who has cable service must call their provider and request the cable be buried. If you have a cable in front of your home, please call your service provider and request that it be removed or buried. Every call

helps, and it will get those cables off the sidewalk much faster.

If you have any questions on this, please call SNL. Thank you in advance for your help!

July 2015

### Board of Directors:

President: June Hoey  
214-696-0286  
[jhoey@flash.net](mailto:jhoey@flash.net)

Vice President: Heidi Murray  
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Member At-Large: Joyce Dacy  
214-460-8959  
[jmdacy@gmail.com](mailto:jmdacy@gmail.com)

### Quick Notes:

- Landscaping begins now that the rain has stopped.
- We now have a website.
- The pool is open for business
- Please call AT&T to help get rid of the cables

## ONCOR INFORMATION

**ONCOR (888) 313-4747  
(888) 313-6862**

*Phone number associated with  
the account is (972) 243-2175.*

**ESI ID:  
1043720008625242 –  
7603 Riverbrook Dr., Bldg. A**

**1043720008625273 –  
7603 Riverbrook Dr., Bldg. B**

**1043720008625180 – 7603  
Woodthrush Dr., Bldg. A**

**10437200086211 –  
7603 Woodthrush Dr., Bldg. B**

**1043720008625149 –  
7602 Woodthrush Dr.**



## The City of Dallas Sewer Line Warranty Letter

Many of us got letters within the last few days regarding a Warranty Program that covered sewer line breaks. We found out the following and wanted to pass along the information to everyone:

- While the City of Dallas will most times handle a sewer line repair, the homeowner is responsible for sewer line breaks under their home and in the yard

- The HOA insurance policy does not cover broken sewer lines or any damage caused to a home by a broken sewer line
- This is a Warranty (not an insurance policy) offered to all Dallas homeowners to help cover any damages that might happen in the event of a sewer line break

In short, the Warranty Program provided is exactly that: a warranty. It's an option if you wish to avoid any stress that could arise from a sewer line break. We just wanted to make sure you had all the facts so you could make an informed decision

## Low Flow Toilet Offer

The City of Dallas is offering free Watersense® low-flow toilets to anyone that doesn't already own a low-flow toilet. You can apply to replace up to 2 toilets in your home. A rebate option is also available for other toilet brands for up to \$90 per toilet. This could be a great chance to upgrade at a low cost.

Who qualifies?

- City of Dallas Water Utilities Customers who own or rent a home with toilets installed prior to January 1, 1994
- Customers who have not replaced their high-flow toilets

For more details on the program or to apply online please visit [SaveDallasWater.com](http://SaveDallasWater.com) or call 214-670-3155.

## Other Reminders

With all the rain we have had, the mosquitos are out and they are hungry! Please keep an eye out for standing water around your homes and gardens.

Our Management and vendors are available each weekday from 9am to 5pm. Please schedule your requests for repairs or maintenance during this

time. Or, use the new website!

Trash pick-up is on Mondays mornings. BULK TRASH pickup is the 3<sup>rd</sup> Monday of each month. Place trash out no earlier than the night before the scheduled collection. All bulk trash items must be on the curb by 7am the day of pickup.

As a reminder, any changes or installation to be made on HOA property has to be presented to the board for approval. If Board approval is denied, the owner could be fined if they continue with the changes. The forms are available upon request or on the HOA website.

If anyone has any concerns we invite you to join us at the next Board Meeting. Thanks and have a great summer!