

The Collections HOA
9400 N. MacArthur Blvd.
Suite 124-720
Irving, TX 75063
972-922-4418
www.thecollectionshoa.org

Welcome to the Neighborhood!!

Please visit our website where you will find tons of information about our community. Be sure to sign up for our electronic newsletter while you are on our home page – these emails will keep you posted on events in the Collections Homeowners Association (CHOA), as well as in Valley Ranch.

CHOA DUES - \$480 per year billed semi-annually in January and July

LANDSCAPE MAINTENANCE AND SPRINKLER SYSTEM:

Each homeowner owns his own front yard out to the street and/or cul-de-sac. Therefore, each homeowner is responsible for replacement, addition or changing of front yard landscape. The CHOA does not hold title to any property. The CHOA is only responsible for recurring above ground maintenance, i.e., mowing, edging, watering, clipping, sweeping, pruning, raking and otherwise care of existing landscape, etc. The Valley Ranch Master Association has a list of approved shrubs and requirements for front yards and beds and The CHOA will need to approve any changes for maintenance and water requirements...see Enforcement of Deed Restrictions. All sprinklers on property are controlled by the CHOA. If you notice any issues with the sprinklers or have any questions or concerns, call the number above or email the landscape committee at landscape@thecollectionshoa.org. Please include the address where the issue is located in the subject line.

ENFORCEMENT OF DEED RESTRICTIONS:

The Valley Ranch Master Association is responsible for the enforcement of deed restrictions in The Collections. Please contact them at 972. 869.1430 or visit their website at www.valleyranch.org.

ALL outside home improvement applications for paint, fences, landscape, additional lighting, arbors, spas, etc. **must be approved** by the Collections HOA Board **before** going on to the Valley Ranch Master Association for their approval. Complete the ARC form on our website. Submit this form and any applicable information to the CHOA secretary at the Collections HOA office at 9901 E. Valley Ranch Parkway, Suite 2000, Irving, Texas 75063. After reviewing the request, the Board will forward to the Master HOA with its recommendations. The Master HOA will contact the homeowner with the final decision. Work **cannot** begin until this process is complete.

TRASH PICK UP:

There will be **NO TRASH PICK UP** on city observed holidays. Check the City of Irving website for observed holidays. www.ci.irving.tx.us.

Regular Trash Days are Tuesdays and Fridays **ONLY**.

BULK TRASH:

Bulk trash is regularly scheduled to be picked up on Friday. Bulk items include furniture, appliances and branches.

Items that **will not** be picked up are construction or remodeling items such as roofing, fencing or flooring. You **may** schedule a pickup of these items by calling Irving Landfill, 220 W. Hunter Ferrell Road, Irving, Texas, 972. 264.3772, weekdays during the hours of 7:00 a.m. – 5:45 p.m.

Special Waste products such as oil, tires and batteries will be picked up by request by calling 972. 721.2232. Please go to the City of Irving website, Solid Waste Services for more information.

RECYCLE PROGRAM:

Recycle day is **FRIDAY** of each week. The following items can be recycled curbside in **BLUE** bags which can be purchased at the Cimarron Park Recreation Center, 201 Red River Trail, Irving, Texas, 75063, 972. 910.0702: Aluminum and steel food cans; plastic food containers #1 - #7 (excluding #6); aerosol cans; glass bottles & jars; magazines/catalogs; junk mail; brown paper bags; newspapers; mixed office paper and paperboard boxes. Go to www.ci.irving.tx.us/publichealth/curbside for more information.

PARKING:

The cul-de-sacs and streets are private property and our responsibility to repair. **No parking** on pavestones (specifically overnight) would be preferred. Residents' vehicles should be housed in their garage, driveway or parking spot. If additional space is needed, please use the neck of the cul-de-sac or the street. Long term (specifically overnight) parking should only involve one side so the entrance to the cul-de-sac is not blocked. On Stoneledge there are three areas designated for additional parking. All guests should be asked to park accordingly.

Please remember to be a courteous driver and watch your speed. If you share a driveway, please leave enough room for both homes to have access.

STREET LIGHTS:

The cul-de-sacs and streets are private property and the cost to put in or repair street lights is our responsibility. Each homeowner is encouraged to leave his porch light on and/or install additional outdoor lighting. Please submit an ARC form to the Board for approval of proposed permanently installed lighting. Choose attractive fixtures, position the lights so they do not shine in your neighbor's windows, use the minimum amount of light necessary to illuminate the area and use timers or motion sensors. Attractive alternatives are low voltage landscape lighting or tree spotlights. The brick wall sign lights are maintained by the CHOA.

INCLUDED IN THIS PACKET:

- The CHOA Map
 - There are 215 homes in the CHOA which is bordered by MacArthur Boulevard, Santa Fe Trail and E. Valley Ranch Parkway. The CHOA was built in three phases. Phase I (58 homes) and Phase II (56) homes were built by Fox and Jacobs and Phase III (101 homes) was built by Grand Homes. There are 25 private cul-de-sacs and two private streets.
- Bylaws of the CHOA (formerly the Common Maintenance Area Association) pages 1-14. Note that changes made by the 1st Amendment April 23, 1990 are included.
- Declaration of Covenants, Restrictions and Conditions of the Valley Ranch Sector 10, Tracts 9 and 10, First Installment pages 1-21
- Declarations 1st Amendment, July 15, 1991, page 1
- Collections Policy
- Home Improvement Application

The Collections Homeowners Association
Board of Directors