



Woods of Wimbledon Civic Association

Simply a beautiful place to live

July 30, 2020

Dear Neighbors,

We hope this letter finds you and your family well during these unprecedented times. This mid-year letter is to keep you informed and updated on the neighborhood goings-on.

We, your Board of Directors, have implemented a system to better serve the neighborhood as a whole. The intent is to keep our neighborhood looking its best by maintaining our yards and homes, and by adhering to the policies published in our deed restrictions. A complete copy of the Woods of Wimbledon Reservations, Restrictions and Covenants is found on our website, www.wowca.org. The Board does not wish to be the “neighborhood police”, but rather rely on you, as responsible residents of Woods of Wimbledon, to do your part in keeping our neighborhood tidy, clean and appealing to buyers. When a complaint is brought to the attention of the Board regarding a violation, we will issue a Deed Restriction Violation Letter (see below) with details to remedy the violation. Also, we had signs made (see below) for the Architectural Control Committee (ACC) to place in the homeowner’s yard after approval has been issued for a particular project. This system will benefit everyone in the neighborhood.

**WOODS OF WIMBLEDON CIVIC ASSOCIATION, INC.
IMPORTANT NOTICE!**

The intent of WOW, INC. is to keep our neighborhood looking its best by maintaining our homes/yards, and by adhering to the policies published in our General Deed Restrictions, a full copy of which is found on the website WOWCA.ORG. The following issue(s) have recently been brought to the attention of the Board of Directors by a member of the community and require immediate action. Thank you in advance for your prompt attention to this matter.

IMMEDIATELY STOP UNAUTHORIZED CONSTRUCTION – ACC APPROVAL REQUIRED, CONTACT ACC/HOA IMMEDIATELY!

___ LAWN NEEDS ATTENTION: Mowing ___, Trim ___, Edge ___, Flowerbeds cleaned, ___ dead shrubs/flowers removed ___, however; **ANY DEAD OR DISEASED TREE REMOVAL REQUIRES ACC APPROVAL** (See Section III, Item 12 of the Deed Restrictions.)

___ REMOVE DEBRIS FROM VIEW: Pine needles, leaves from driveway, yard and roof.

___ REMOVE ANY VINES GROWING ON THE INSIDE OF THE ASSOCIATION’S BRICK WALL, or shrubbery and limbs that touch or hang over the wall.

___ MOLD on siding/brick to be cleaned.

___ BROKEN ITEMS NEED REPAIR: ___ Shutters, ___ Gutters, ___ Siding, ___ Front Door maintenance.

___ NO TRAILERS, RV’S OR BOATS TO BE STORED IN DRIVEWAYS OR SIDE YARDS (See Section III, Item 10.)

___ REMOVE CONTRACTOR ADVERTISEMENT SIGNS FROM YARDS/DRIVEWAYS (See Section III, Item 11.)

___ TRASH CANS/DEBRIS/RECYCLING TOTES TO CURB AFTER 6PM EVENING BEFORE TRASH PICK UP, AND CANS AND RECYCLING TOTES SECURED AFTER PICK UP BY END OF DAY.

___ UNSECURED PETS/EXCESSIVE BARKING DOGS (See Section III, Item 7.)

OTHER: _____

DATE _____ CONTACT: _____
BOARD OF DIRECTORS: board@wowca.org
ARCHITECTURAL CONTROL COMMITTEE (ACC): acc@wowca.org





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Secondly, there have been a few grievances made through the website regarding the garbage and recycling collections. As a reminder, garbage collection days are Tuesdays and Fridays with backdoor service, meaning collection of residential waste placed near the garage or side-yard gate. Recycling is curbside service on Tuesdays **only** by placing the Texas Pride Disposal tote provided to you **at the curb**. Bulk waste and yard waste are collected on both collection days **at the curb only**. Do not set your garbage, bulk items, yard waste, or recycling at the curb **before 6:00 pm the evening before collection days**, and do not place your cans, bins, yard waste, etc., on the street. Per the Residential Collection Guidelines from their website, Texas Pride Disposal begin their routes at 6:00 am, so please have waste ready for collection no later than 6:00 am.

- Household Garbage:
 - Waste must be placed in personal containers between 20 and 95-gallons or bags
 - Cans or bags **cannot exceed 50 pounds**
- Heavy Trash:
 - Two heavy items collected EVERY service day
 - Heavy trash/bulk waste includes waste that is not generated on a regular basis, including:
 - Furniture (couch, table, mattress, box spring, desk, dresser, etc.)
 - Fencing/Decking/Siding (please remove nails, cut into lengths 4' or less, and tie and bundle under 50 pounds). **Limit eight bundles per service day.**
 - Trampolines (broken down, please place metal with recycling if possible)
 - Basketball goals (broken down into sections 4' or shorter, no concrete in base or poles)
 - Carpeting/Flooring (please cut into lengths 4' or shorter and tie and bundle under 50 pounds). **Limit eight bundles per service day.**
- Yard Waste
 - Place grass clippings in bags only or **in bags placed in cans** under 50 pounds
 - Branches should be placed in **CLEAR, INDIVIDUAL** piles measuring no larger than 3' x 3' x 3', or tied and bundled, and under 50 pounds. **Limit eight bundles per service day.**

For more information regarding the collection guidelines and a complete list of recycling, hazardous waste and bulk items, or to file a complaint, please go to Texas Pride Disposal website, www.TexasPrideDisposal.com.

And lastly, it's not too early to consider your candidacy to serve on the board to benefit your neighborhood. Please consider serving as a member of the Board of Directors.

Keep safe and best regards,

Board of Directors

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