

NEWSLETTER

Parkside @ Perry Yard-of-the-Month Contest

The Yard-of-the-Month (YOM) program has been established to recognize the efforts of residents within Parkside at Perry, whether they are homeowners or tenants, who demonstrate a clear and consistent desire to maintain or improve their respective properties above normal expectations. The Parkside at Perry Homeowner's Association Board of Directors (BOD) would like to give you the recognition you deserve for creating a beautiful, well-kept yard. This is a great way to improve the value of your home and make our neighborhood a better place to live.

Rules:

- YOM will be awarded to one home per month from April through October. *Note: Our annual Christmas Decorating Contest will continue as usual in December.*
- Properties may win YOM more than once a year.
- The BOD will tour the neighborhood the last week of the month to judge resident's lawns, and to determine the winner of the YOM for the following month.
- The BOD will notify the YOM winner either in person or by mail. The winner will have a "Yard of the Month" sign placed in their front yard for their winning month, and a photo of their yard will be placed on the Parkside at Perry website.
- To be eligible for YOM, property owner must be in good standings with annual homeowner's dues and must not have any deed restriction violations pending. BOD members are not eligible to win.
- From the seven monthly YOM winners (April through October), one yard will be chosen as Parkside at Perry's "Yard of the Year" and will be awarded a \$50 Lowe's gift card at our annual Homeowner's meeting in October.
- Potential YOM winners are judged solely on the total exterior appearance of their property and all parts of their yard (front/side) as viewed from the street.

Judging factors include the overall appearance, tidiness and neatness of the property as evidenced by:

- Well-groomed/maintained yard appearance, including trees, shrubs, ground cover, and flower beds. This includes bushes that are neatly trimmed, mulched flower beds which are free of weeds, and a green lawn free of brown spots, etc.
- Attractive and pleasing yard appearance with an emphasis on beautification of property (i.e. a variety of plants, shrubs, ground cover and flowers shown in a variety of heights, textures and colors; added landscape features such as fountains, large rocks in beds; water hose neatly stored when not in use; no visible trash cans from street; etc.)
- Home structure, fences, porches and patios on the property are all required to be in good repair and appearance (no mildew, mold or deterioration of property visible from street).
- Extra consideration may be given to properties that have invested extra effort through the use of attractive art pieces, hanging or potted plants, birdhouses, patio furniture, etc. But remember, **sometimes less is more!**

The Parkside at Perry Homeowners Association is dedicated to improving the quality of living and appearance of our community. We encourage residents to take pride in their homes and neighborhood. In turn, we look to celebrate those who do a superior job in maintaining their yards in such a way that they enhance the overall curb appeal of the entire community.

If you have any questions, contact Laurie Nimberger at LNimberger@PGIINT.com

Announcing 2011 Garage Sales April 9th and October 15th

For those who are new to our community, please be aware that residents are only allowed to conduct garage sales on specific dates determined by the Homeowner's Association. Therefore, no individual resident is allowed to conduct a garage sale on a date they choose (this includes anything similar such as yard sales, estate sales, moving sales, etc.) When the entire community participates on the same day, this actually helps draw in a much larger crowd.

In the past, the Board of Directors would collect \$5 per home that participated in the garage sale. The money would be used to announce the upcoming garage sale by printing and hanging signs in the area, and by placing advertisements in publications such as the Green Sheet. However, this year due to the current economy, the garage sale will be FREE of charge as a courtesy to all residents. Residents are encouraged to promote our garage sale on their own by placing signage and advertisements. We will provide flyers via our website which homeowner's can print and distribute in the area, at their schools or place of business.

The 2011 Garage Sale dates are Saturday April 9th and October 15th. Gates open from 7am to 1pm. Start going through your closets, and start saving quarters and plastic bags!

Resident and Guest Parking

When Parkside at Perry was originally built, the developer maximized the amount of land available to build houses, and their intent was that all residents park in their driveways or garages. This makes for a much nicer appearance of the neighborhood, and more importantly, it allows for passage of emergency vehicles.

However, there are times when guests stay overnight and more parking space is temporarily needed. Our parking rules were established by the developer from the beginning phase of our community, and these rules are backed up by our Deed Restrictions. These rules are enforced by having violators towed. We do not want our residents to have to deal with the hassle and expense of being towed, so the Board adopted Guest Parking Permits as a privilege to residents, yet **this privilege can be revoked due to your HOA account not being current.**

Rules:

Resident or guest parking is limited to Farrell Drive and driveways.

Parking is **never** allowed in these areas: alleys, cul-de-sacs, the streets behind the houses that dead end at their garage (T alleys), along cobblestone street, on grass, along street sections marked with a **red** curb or close to any entrance/exit gate.

No street parking of any kind is allowed between the hours of

1 a.m to 6 a.m.

without a Guest Parking Permit.

Guest Parking Permits may be obtained by contacting AMI, our management company. Call the main office at 713-932-1122, or you can email:

Sherie Trentacosta at
strentacosta@amitx.com

or Kerry Holmes at
kholmes@amitx.com.

AMI is not on-site and is only open during normal business hours Monday through Friday, so you must call or email in advance to allow time for the parking permit to be faxed, mailed or emailed to you.

To obtain a Guest Parking Permit that is valid, you must provide the guest's vehicle license plate number and dates you need the permit. Important: Guest Parking Permits are valid for 3 days maximum and only 3 parking permits maximum are given per address at one time.

If you cannot obtain a Guest Parking Permit in time, remember that parking along Autumn Mill is an option. We also recommend that you ask your neighbor to share their driveway space temporarily. Otherwise your guest vehicle will be towed between 1 a.m. to 6 a.m.

Remote Controls for Entrance Gates

All residents should use remote controls to enter the gates. Unfortunately, due to resident turn-over, and lack of remote control turn-over, all residents do not have remote controls. Instead, they stop at the gate to enter codes into our keypads. These keypads are wearing out way ahead of schedule. When the keypad finally breaks down, there will be a period of time where the only way to access the community is via remote control. In addition, the expense for the neighborhood to purchase a new keypad system will not be cheap.

So please do your part to save the gate entrance keypads for visitors only. If you do not have a remote control, you can purchase one easily. You must first contact AMI at 713.932.1122 and they will authorize Stewart Door LTD. The remotes are \$35 each.

Remember, if you ever have an emergency call 911

Also please keep the Harris County Constable (Precinct 4) phone number on your speed dial at home or in your cell phone:

281-376-3472

You can report anything and they will stop by to check it out. If something looks suspicious, it probably is!

Light the Night

There are areas of our community which get very dark at night, especially the sidewalk and homes which face Louedd, or the garages that face the alleyways. Therefore, we encourage residents to "light the night" and turn on front porch and exterior garage lights during the night time hours. This will discourage anyone looking to mess with your vehicle, property or our community in general.

To make things easier and save money on your electric bill, you can visit Lowe's or Home Depot to purchase **motion detection lighting systems**. They automatically turn themselves on when a car, person or animal moves into range. They normally stay lit for around 3 minutes before shutting off until motion is detected again. You can also purchase sensors which attach to your regular light bulb and automatically turn the bulbs on / off depending on the time of day.

However, outdoor lighting is getting more sophisticated in pace with outdoor living. More homeowners are enjoying their leisure hours outside

and are looking to improve the experience with better lighting.

Blinding lights aren't cutting it anymore as people increasingly have come to appreciate just how lighting can contribute to an enjoyable outdoor environment

You may be affected by light trespass caused by your neighbors blinding lights. Some lights can be tilted so high that little of the light produced actually shines where needed - down on the ground. Most is wasted as a dazzling glare shining blinding light into your neighbors eyes, yard, windows, and into the sky. This may be appropriate for blinding escaping prisoners but, beyond that, this use should be avoided

It's not only garage lights, but also back door and front door lights that can blind your neighbors, shine right into their windows, backyard, etc. Pay attention to the brightness of your "new" fluorescent lights (front or back)

Make sure your light is pointed downward as much as possible. A tilt of just 15° to 25° is often adequate, never, never more than 45° above horizontal.



Badly Aimed 500w Halogen Floodlight

Well Aimed 100w Floodlight

Please

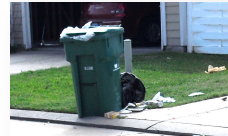
Do not park ON the curbs that run along Farrell Drive, they are becoming broken, getting large cracks and pieces are crumbling. We have to pay to repair them.

If you have a lost pet do not tape or place any signs on the gates, keypads or mailboxes. It destroys paint and leaves behind glue which makes our neighborhood look tacky. You can place a sign in the median at each entrance on a free standing stake or in the median on Autumn Mill.

Thank you!

To those of you who put your garbage cans “out of sight” after garbage pick up.

But, to those of you who don’t, nothing ruins (or trashes) the look of the neighborhood more than garbage cans that are left out - that’s why the rule is in the **Deed Restrictions**.



Just one of many

More and more trash cans are being left out in front of garages. Anyone, resident, guest or potential homebuyer, gets to view the trash can beauty of the neighborhood. If you don’t like it in your garage, what makes you think anyone enjoys their beauty when left out.



If you can’t scoop the poop get a gerbil

Please clean up after your pet, and please do not walk your pet on your neighbor’s lawn. Courtesy and consideration are appreciated in these matters.

Now available 2012 Monthly HOA payment plan

If monthly payments works better for your budget, start today and pay 10 equal monthly payments and one final payment in January 2012 for your 2012 HOA Dues. INTEREST FREE until January 31, 2012. Please note on your payment that you are setting up payments for 2012

Parkside @ Perry Board of Directors

	<u>Years @Parkside</u>	<u>Occupation</u>	<u>Why they like Parkside</u>
Kathy Weingeist	8-1/2	Accountant	Quiet, mixed families
Julie Taylor	9	Assoc.Dir. Private School	Friendly, quiet, safe
Pat Harper	11	Retired,	Pretty neighborhood
Paul Paularena	3	I/T Administrator, Ret. Military	Like western look houses
Laurie Numberer	8-1/2	Marketing Coordinate Admins.	Nice houses, safe