

# HUNTER VALLEY NEWS

Hunter Valley Townhome Owners Assn. Newsletter

## The Lawn Firm Returns

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Beginning July 1, 2015, The Lawn Firm will take over the performance of lawn maintenance duties at Hunter Valley that are currently being done by The Executive Green Team (TEGT). The mulch will be added shortly after the new crews take over. If TEGT is now mowing your fenced in yard, you will want to make arrangements for TLF to begin this service. Tom Monks, TLF, can be reached at 817-545-6396. Any resident that wishes to have their fenced yard serviced should call Tom to make arrangements.

*A change was made to the management of Hunter Valley. The community is now managed from the Dallas office of SBB. The management team consist of:*

**Terry Moore, Community Manager**  
972-960-2800 , ext 348

[t.moore@sbbmanagement.com](mailto:t.moore@sbbmanagement.com)

**Vannisa Vongchanh, Admin. Assistant**  
972-960-2800, ext. 340

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## Effects of Floods

The recent heavy rains have caused interruptions in Las Colinas summer events. Dallas County officials warn that flood waters and standing water pose various risks, including infectious diseases, chemical hazards, and injuries. Access to Lake Carolyn’s Promenade also is restricted, and gondola and pedal boat activities are suspended until further notice. In addition, residents are advised to steer clear of all bodies of water, including the Trinity River and Irving’s Campion Trail.

## Theft Report Premature

You may have heard of a reported theft of a FedEx package from one of our homes, as it was reported to police and Las Colinas Patrol. This report turned out to be premature, as the missing package was brought to the owner a week later, by a neighbor who had received it in error. Thought the report was false, there are some things you can do to prevent thefts. First, please watch for strangers in the neighborhood. If you see someone suspicious, do not confront them, report them to the Las Colinas Patrol, 972-541-1312, or Police (911). You may also choose to have your packages sent to the local UPS or FedEx location where you can pick them up at your convenience. Last, it is a good idea to keep porch lights and the driveway lights on all night. Darkness is the friend of the thief.

## MIDTOWN EXPRESS

Highway Construction is starting soon which will cause us problems in commuting from more than two years. The project is called Midtown Express, and will affect HWYS 183, 114, and Loop 12. Residents may join an email service that will advise of the specific areas where construction is taking place, roads that closed, or traffic rerouted. Having the emails will make route planning easier for you. Go to [www.drivemidtown.com](http://www.drivemidtown.com) to review the project and to sign up for the emails. You can also follow the project on Facebook and Twitter @ DriveMidtown for either service.

## Moving Forward With The Repair List

We apologize for the delay in starting the repair list that Debbie Macziewski created last autumn. The brick and masonry repair work should start soon, followed by stucco repair and carpentry work. Planting missing shrubs will occur in the autumn months.

## Roof Leaks

There have been many roof leak issues reported during the recent heavy rains. Please report these as soon as you see them and we will make every effort to have a contractor contact you to make necessary repairs. The owner is responsible for minimizing any damage to personal property inside your unit once you know of a leak and continue to protect other damage until you know the leak is repaired.