



Wyndehaven Lake Estates Community Association
c/o Post Oak Property Management
27101 Westheimer Pkwy
Katy, TX 77494

Dear Homeowner,

Your Association Board of Directors has hired Post Oak Property Management to manage the day to day operations of Wyndehaven Lake Estates. The primary goal of Post Oak Property Management and the Association is to keep the neighborhood looking beautiful, safe and for it to be a pleasant place to live. We would like to take a moment to tell you about the Association.

SCHOOL BUS STOP LOCATION

The school bus stop for all scheduled Katy ISD busses occur inside the neighborhood at the mailbox cluster on the cul-de-sac located at Wyndehaven Lakes Dr & Azure Pass Dr. **Please be sure no vehicles are parked in the street on Azure Pass Dr on weekdays during the hours of 6:00 - 8:00 AM and 2:00 - 4:30 PM.** For route information, go to www.katyisd.org and click on the Bus Schedule link.

GATE ACCESS

The access code for the pedestrian gate is **2835**. To authorize access to a visitor through the vehicle gate you need to push "9" on your telephone keypad. When you are called through the directory on the access panel, the caller ID will display the telephone number 281-574-8815. Please send gate inquiries (access issues, remote orders, directory listings, etc.) to info@postoakproperties.com.

COMMUNICATION

Post Oak Property Management wants to maintain a clear communication path with you. As such, please take a moment to complete the enclosed *Information Sheet* and return it to our office in one of the convenient methods listed below:

US Mail: 27101 Westheimer Pkwy, Katy, TX 77494

Email: info@postoakproperties.com

Fax: 281-712-2058

DEED RESTRICTIONS (CC&R's)

At the time of closing, you should have received a copy of the Declaration of Covenants, Conditions and Restrictions for Wyndehaven Lake Estates (Deed Restrictions or CC&R's). It is important to read and understand this document. At the time of your purchase you signed a document agreeing to abide by the rules and regulations put forth in the Deed Restrictions.

COMMUNITY INFORMATION

TRASH BINS – Waste Removal service is provided by WCA Waste every WEDNESDAY and SATURDAY. Recycling occurs every WEDNESDAY. Heavy trash pickup occurs every SATURDAY. Please remember that trash may only be placed outside for collection the evening before collection and trash cans must be removed from sight the same evening of collection. Contact WCA for inquiries at 281-766-1914.

PET WASTE – When walking your dog(s), you must promptly remove and dispose of, in a sanitary manner, feces left by your dog(s) on property you do not own, including neighbors' yards, common areas, streets, and every other location that is not your own property. So, remember to bring plastic bags before you leave for your walk!

PARKING – There is no overnight parking on the streets. The Deed Restrictions allow vehicles to be parked in the garage and on the driveway.

LOT MAINTENANCE – General property maintenance is required by each homeowner. Grass, vegetation and weeds shall be cut as often as may be necessary to maintain a neat and attractive condition. Grass growing onto or over sidewalks, driveways, and curbs shall be presumed to be unattractive.

ARCHITECTURAL CHANGES

Architectural Review Committee ("ARC") Review is required. Should you desire to make any changes or additions to your property you must first apply for approval. (Basketball Goals and Backboards are subject to ARC approval.) Please contact our office for the proper form and requirements.

The Association is a non-profit organization in which all homeowners are members, and as such, have certain rights and obligations. The Association provides various services to its members, such as maintenance of the common areas in the subdivision, payment of all Association expenses and enforcement of deed restrictions.

We welcome you to the Post Oak Property Management family.

Kind Regards,

Post Oak Property Management

WYNDEHAVEN LAKE ESTATES - INFORMATION SHEET
PLEASE PRINT CLEARLY

WYNDEHAVEN ADDRESS: _____

HOMEOWNER

Name: _____

Mailing Address (if different): _____

Phone Number: _____

Do you wish to have this number entered into the gate directory: _____

Email: _____

CO – HOMEOWNER

Name: _____

Phone Number: _____

Do you wish to have this number entered into the gate directory: _____

Email: _____

TENANT #1 (if applicable)

Name: _____

Phone Number: _____

Do you wish to have this number entered into the gate directory: _____

Email: _____

TENANT #2 (if applicable)

Name: _____

Phone Number: _____

Do you wish to have this number entered into the gate directory: _____

Email: _____

Please complete and return to Post Oak Property Management:

VIA US Mail

Or VIA Email

Post Oak Property Management

info@postoakproperties.com

27101 Westheimer Pkwy

Katy, TX 77494

THIS INFORMATION WILL ONLY BE USED FOR ASSOCIATION PURPOSES AND WILL NOT BE DISTRIBUTED TO PARTIES OUTSIDE OF POST OAK PROPERTY MANAGEMENT OR THE ASSOCIATION.