



## COPPELL GREENS HOMEOWNER'S ASSOCIATION NEWSLETTER

### *Annual HOA Meeting*

We will be holding our annual HOA meeting on **Tuesday, March 5<sup>th</sup> from 6:30 pm to 8:30 pm** in the sanctuary at Vista Ridge United Methodist Church, 2901 Denton Tap Road, at the corner of Denton Tap and Highland Drive.

We'll be discussing the budget, new Architectural Control Standards, and voting for three Board positions. Please join us, and if you can't, don't forget to send in your proxy.



### *Spring Fling Friday May 3<sup>rd</sup>*

Our annual Spring Fling will be held May 3<sup>rd</sup>, in the cul-de-sac of Kilbridge Ct starting at 6:30 pm. There will be food and fun for all. Bring blankets or folding chairs so you can sit and stay a while!

### *Spring Spruce Ups*

If you are planning to make improvements to your home, please note any modifications must be reviewed and approved by the Architectural Control Committee (ACC). This includes new patio covers, changing paint or roof shingle colors, modifying your fence or landscaping, or any other changes which impact the exterior of your house. The form can be found on [Coppellgreens.com](http://Coppellgreens.com) or [TownSQ.io](http://TownSQ.io).

### *North Spillway Work*

The bulk of the work on the north spillway has now been completed. The large drainage swale that was excavated and concrete v-ditch that was poured now allows the constant flow of water from the HighPoint Oaks development to flow uninterrupted into our detention pond.

In order to control the large volume of water during rain storms which would backup and overflow the drainage pipes under the sidewalk (behind 824 Kilbridge) and flow down to Fallkirk Drive, we built a small milsap stone wall to divert the water into the spillway. There are stone steps so that one can easily walk up and over the wall. We have also planted ornamental grasses to help direct the flow of water. In the Spring we will be spreading Bermuda grass seed to reestablish the grass in the disturbed areas.

### *Pond Dredging*

Nine years ago we had the pond dredged and, unfortunately, we are going to need to do it again soon. The pond is now so shallow that the fountain frequently clogs up. If the fountain does not run, lilies grow and take over the pond. While much of the silt sediment flowed down from the Highpoint Oaks site during construction, now that their subdivision is fully developed and we've built our swale and concrete v-ditch, very little silt will continue to flow into the pond. We don't anticipate having to dredge it again for quite a long time.

## Supplementing Our By-laws

The Architectural Control Committee (ACC) is in the process of writing what are called Architectural Standards Bulletins (ASB's). The by-laws allow the ACC to issue the bulletins to provide homeowners with further detail for items which require further definition and are not clearly spelled out in the by-laws. Once completed, ASB's will be made available on the [coppellgreens.com](http://coppellgreens.com) web site as well as TownSquare. The Board is also implementing a new fining policy this year. A copy of the policy will be mailed to each homeowner before the annual meeting.

## CISD Open Enrollment

Check out this web site if you have questions: <https://www.coppellisd.com/openenrollment>

## Got Mistletoe?



Did you know mistletoe is bad for your tree? While you might think it's handy to pluck some mistletoe from your tree for the Christmas holiday, mistletoe in your tree is not a good thing.

According to the Texas A&M Agricultural Extension Service, this parasite can weaken your tree over time.

The most effective control for mistletoe is to prune the branch on which the plant is growing. The pruning cut should be made at least 12 in. below the point of attachment to be certain the internal root structure of the plant is removed completely. Simply cutting the plant from the branch will lead to rapid and vigorous proliferation of a new plant at the same spot. Now is the perfect time to check your tree for infestation, before new leaves come out.

## Holiday Trash Schedule

Have you ever wondered what day the trash or recycle is going to be picked up? You can log-on to the Republic Services web site and look at a calendar. If you have paint, pesticides, electronic equipment or things like fluorescent bulbs to dispose of, you can notify them and they will arrange to have it picked up at your front door. Here is the web site: <https://www.republicservices.com/account/login>

## Developments Nearby

With the completion of the Mary Kay facility to our north, The Door Church, and LA Fitness to our south, the open land which used to surround us is rapidly disappearing. It is inevitable that the remaining parcels along Hwy 121 and the concrete plant property to our west will be developed. If you hear anything regarding them, please let the Board know. It is critical that we play a part in the process and that our voice as a community is heard.

## Upcoming Events in Coppell

- March 8<sup>th</sup> & 22<sup>nd</sup> - Spring Music Series in Old Town
- April 13<sup>th</sup> - EccoCoppell Earthfest
- April 20<sup>th</sup> - Eggstravaganza at Andy Brown Park East

## Town Square App

Check out the Town Square app for Coppell Greens. You can pay your HOA fees, read the By-laws, check on new policies, make a request and much more.

## E-Mail List

If you are NOT on our e-mail list, please send your name, address, and e-mail address to: [list@coppellgreens.com](mailto:list@coppellgreens.com). Renters are welcome to subscribe.