

Tiffany Park HOA Newsletter Summer 2022

Board Creates New CCC Committee

Your HOA Board, at its May meeting, voted to create a **Community Cooperation Committee (CCC)**, the purpose of which is to encourage all residents to be aware of our Association's Covenants, Conditions, and Restrictions, CC&Rs for short.

Many of us purchase homes in Tiffany Park for the very reason that it is a restricted neighborhood, providing an attractive and high quality neighborhood for mutual enjoyment while also protecting property values.

As owners, we sign on to the observance of the CC&Rs when we purchase our homes. That's the Covenant part. And it is incumbent on both the title companies and the realtors to provide new owners with the bylaws and the CC&Rs. They are also available on our website.

While the overwhelming majority of our residents are in total compliance, the most common violations are leaving garbage bins in view from the street except for pick up days, parking trailers, boats, large commercial vehicles in driveways, and overnight parking in the street. These things are very simple to comply with and don't cost a penny.

A priority for the CCC is maintenance and improvement of the **perimeter fences** on Copperfield and Oak Hill, some of which are in disrepair. The perimeter fences are the first view passersby and potential buyers have of Tiffany Park, so their appearance is very important. The board and BHHS continue to work with several homeowners on replacing caps and fence boards if necessary.



Moreover, compliance shows respect for your neighbors who expect observance of the CC&Rs. We depend largely on voluntary compliance. Members of the new CCC are Eleanor Ford, Marilyn Thompson, and Roger Norton; the CCC can be contacted through BHHS, hoa@bhhs caliber.com .

With the cooperation of all residents, the new committee, with our partners at Berkshire Hathaway, will strive for 100% compliance.

A Summer for the Record Books

It has been one of the hottest summers on record in the Brazos Valley, with over 50 days of 100+ degree weather. (On average, the past couple of decades, we see 20+ days of 100 degrees in the summer.) Our lawns and shrubbery have suffered, as have our pocketbooks with utility bills of \$500 a month not uncommon.

Many thanks to everyone for doing their best to maintain their yards, despite water restrictions. Because of the withering weather and its effect on our landscaping, your HOA board decided to suspend the Yard of the Month award after July. With temps cooling off in the low-90s, and the recent rains, our lawns and shrubs are starting to thrive again. Tiffany Park is truly one of the best looking neighborhoods in the Brazos Valley!

(over)

Let's Stay in Touch

Periodically, the HOA Board or BHHS Caliber may send out special notices via e-mail or U.S. mail to residents. Do we have your current e-mail and phone number?

If you are not sure, take a moment to update us and send your e-mail address to hoa@bhhs caliber.com .

Thanks for Being a Tiffany Park Good Neighbor

Good neighbors follow these basic guidelines:

-**Trash bins** should be placed on the curb no earlier than Tuesday before the Wednesday pick up. And prior to pick up, trash bins should be out of sight from the street.

-**Heavy Trash** items are picked up on Friday and should be placed on the curb no earlier than Thursday.

-All **vehicles** should be parked in the driveway, especially at night when cars on the street pose a danger.

-For safety and appearance, **garage doors** should remain closed when possible.

The Board of Directors commends our neighbors who faithfully comply with the CC&Rs, showing their obvious pride in our neighborhood and their interest in making it aesthetically pleasing, which enhances the value and desirability to prospective buyers.

Tiffanyparkhoa.org

Our HOA website contains useful information, including the Covenants, Conditions and Restrictions and *our updated one-page summary of the CC&Rs and our Fence Guidelines.*

Tiffany Park HOA Board of Directors

(As of January 2022)

President – Gene Nelson
4010 Park Hurst

Vice Pres./Administration – Eleanor Ford
4740 Tiffany Park Circle

Secretary – Julie Villarreal
4905 Park Land Drive

Treasurer –Marilyn Thompson
4737 Tiffany Park Circle

Communications/Website – Roger Widmeyer
3200 Woodcrest Drive

Landscaping VP – Beth Goidel
4000 Park Hurst

Board-Member-at-Large – Dennis Hoffman
4703 Tiffany Park Circle

Board-Member-at-Large - Roger Norton
3617 Dawn Court

Board-Member-at-Large - David Bourquin
3620 Park Oak Drive

BHHS Caliber Management Contacts

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The Board meets at 7 p.m. the third Monday of February, May, August and November. Email hoa@bhhs caliber.com for more information.

Coming in the Fall newsletter: Tiffany Park is a designated Neighborhood Conservation District