



**Villages Homeowners' Association, Inc.**  
**18271 Singingwood Lane Flint, TX 75762 903-534-9060**

INFORMATION FOR NEW MEMBERS

AMBULANCE SERVICE: Dial 911

FIRE: Contact Noonday Volunteer Fire Department 903-561-3949.  
They are located on Highway 155.

MAIL SERVICE: Contact the Flint Post Office 903-894-7288.

TRASH SERVICE: Contact Ameri-Tex Services, Whitehouse, 903-839-1800.  
Ameri-Tex Services has the only service authorized for trash  
pick-up in the Villages.

UTILITIES: Contact the Energy Company of your choice. This is the  
responsibility of the home owner. You will need to know your  
section, unit, and lot number. In case of a power outage,  
contact Oncor 1-888-313-4747. You may be asked for the ESI  
ID number. This number can be found on your bill.

TELEPHONES: Contact the Telephone Company of your choice.

SEPTIC TANKS: There are several good companies listed in the yellow pages.  
Anything within 500 feet of the water front line requires a perk  
test by the Upper Neches River Authority. Contact Tom  
Mallory 903-876-2237. If it is outside of the 500 feet, any  
licensed sanitation engineer may do the perk test. This is the  
responsibility of the home owner. A county permit must be  
obtained.

SCHOOLS: Contact Hazel Owens Elementary, 11780 CR 168, Gresham,  
903-262-2175.  
Contact Three Lakes Middle School, 2445 Three Lakes  
Parkway, Tyler, 903-952-4400  
Contact Robert E. Lee High School, 411 ESE Loop 323, Tyler,  
903-262-2625.

LOT STAKES: Contact John Cowan and Associates, 625 Chase Drive, Tyler,  
903-581-2238. Once the lot is purchased, it is the  
responsibility of the lot owner to locate and note the property  
boundaries.

- WATER: Water meters are installed by the water company. They charge a one time non-refundable \$650 fee for installing the water meter. Water lines from the meter to the house are the responsibility of the homeowner. Contact Liberty Water (formerly Big Eddy Water), 903-769-2095, or Southern Utilities, 903-593-2588, for additional information.
- RV DUMP STATION: Located outside Unit #7 at Wildlake condos on Serenity Way.
- SECURITY: Call 903-561-1153, 24 hrs a day. We have 24-7 security who patrol our community every day and night, and who will respond to emergencies, excessive noise, unattended fires, questionable drive-bys regarding the safety and well-being of our residents.
- COUNTY VOTER ID: Karen Nelson, Elections Administrator, 302 E. Ferguson St., Tyler, TX 75702, (903) 590-4777, [www.smith-county.com](http://www.smith-county.com)  
We are in Precinct 42.

Please remember that prior to any exterior improvements or construction, including decks, placements of storage sheds, fences, etc., you must submit your plans/intentions to the Architectural Control Committee for approval. The ACC provides information that will help you begin the design of your project. You should also remember before cutting any trees, to call the VHOA office and an ACC member will visit you and tag the trees.

Visit our HomeOwners' Association office to get your Member and Vehicle ID stickers. Our office is open Tuesday, Wednesday, and Thursday, 8:00 – 5:00.

North Beach Park (off of Harbor Lane) is for "VHOA Home Owners Only." The park provides shaded picnic tables, BBQ grilles, a children's play area and a boat ramp. No activity is allowed after 10:00 pm, and members need to carry their VHOA Member's ID card. All vehicles in the park must display a VHOA Vehicle Sticker. The number of visitors is limited to 10 per members, and visitors must be accompanied by a member at all times. Contact number for the security gate code is posted nearby the gate.

Our community is in a natural forest, and there might be sometimes when you may want to burn small limbs and leaves. We are very concerned about fire safety and smoke in our community, and you should first check with your neighbors before lighting the fire. Of course, the fire must be continually attended, and a ready water source must be nearby. No fires can burn after sunset.

For your convenience, we have a website that provides access to our Restrictions, By-Laws, Building Requirements, our History, and a map of our properties, as well as other information you might find interesting. Go to [www.vhoaoffice.com](http://www.vhoaoffice.com) .

Note: All this information is subject to change without our knowledge or liability.