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Do You Like Mira Lagos HOA On Facebook?


The number of users on our neighborhood Facebook page is growing! On our page you will find information to enhance your knowledge of the community.



facebook.com/miralagoshoa
Like your page today!

The MiraLagosHOA Facebook page is managed by the Communications Committee and is just for fun! A volunteer will reply to comments when appropriate, but customer service is not provided through the page. If you need homeowner assistance, please contact FirstService Residential Management directly. Association Contact Information is on page 2.

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Association Contact Information

www.miralagoshoa.com
www.texas.fsrconnect.com/miralagos

<p>On-Site Management Stacy McGrath, General Manager manager@miralagoshoa.com</p> <p>Matt Urbaniak, Assistant Manager Matt.Urbaniak@fsresidential.com</p> <p>Cynthia Prox, Administrative Assistant Cynthia.prox@fsresidential.com</p> <p>817-473-6787 (office) 817-473-4978 (fax)</p> <p>South Pool Office "Veranda" 3025 S. Camino Lagos Grand Prairie, TX 75054</p>	<p>Office Hours* Tuesday - Saturday 8:30 am - 4:30 pm Closed Sunday and Monday *Holiday Hours, page 8</p> <p>FirstService Residential Customer Service (877) 378-2388</p> <p>Mail Payments to: Mira Lagos Homeowner's Association c/o FirstService Residential PO BOX 62047 Newark, NJ 07101</p>
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Relationships based on respect, trust and effective communication are the cornerstone of our success.

Committee Chairs

Chair Meetings: Bi-monthly

<p>Communications Jeanne Spare communications@miralagoshoa.com Meetings: monthly</p> <p>Landscape Pam Downs landscape@miralagoshoa.com Meetings: 1st Wednesday monthly</p> <p>Pool and Sports OPEN poolandsports@miralagoshoa.com 3rd Tuesday (Apr-Sept)</p> <p>Safety Robert McLain, Chairman safety@miralagoshoa.com Co-chair: Cheyenne McLain Meetings: 1st Tuesday monthly</p>	<p>Social Valorie Felix and Anita Walker social@miralagoshoa.com Meetings: 2nd Wednesday monthly</p> <p>Welcome Susan Kennedy welcome@miralagoshoa.com Meetings: monthly/electronically</p> <p>New Members welcome on all committees!</p> <p>Board of Directors Joshua Spare, President Eric Blackwell, Vice President Ken Self, Director Deirdre Garrett, Director John Hughes, Director board@miralagoshoa.com</p>
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Mira Lagos Messenger

Is the only authorized and official monthly publication for the residents of the Mira Lagos Community with news and calendar of community events endorsed by the Mira Lagos HOA & its members.

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VETERANS BRUNCH

The Veterans Brunch held at the clubhouse on November 16th was well-attended by many neighborhood Veterans and their families. There were 4 30-year Veterans, including one who served in Vietnam.

Our Honored Guests:
 Mr. Smith - Marine
 Mr. Helm - Air Force
 Quezada - Navy
 Taylor - Army

Thanks go to the Pool and Sports Committee and our HOA Management team for their help making this possible as well as Tanika Donnell Realty Group for assisting with the door prizes and pies from Buttermilk Sky Pie Shop in Mansfield.



Something is Hidden. Can you find it?

An image is hidden in the Mira Lagos Messenger! This month our something hidden is this snowman. When you find it email manager@miralagoshoa.com to be entered into a random drawing to WIN a \$25 gift card.

In the subject line of your email put, "I FOUND IT" and provide the page number the item is on, with your name, address and phone number.

Have fun reading this month's Mira Lagos Messenger!



January Meetings, Holidays & Closures

- 6-7 Student Holiday & Staff Development/Teacher Workday
- 8 School Resumes, 2nd Semester Begins
- 20 Martin Luther King, Jr. Holiday
- 21 Board Meeting @ MISD Center for Performing Arts
- 27 High School Open House (contact campus for details)

Public Improvement Districts Explained

What is a PID? How can a PID be of assistance to residential communities and developers?

A PID (Public Improvement District) is a defined geographical area established to provide specific types of improvements or maintenance within the area which are financed by assessments against the property owners within the area. Chapter 372 of the Texas Local Government Code authorizes the creation of PIDs by cities.

What improvements can be provided in a Public Improvement District?

A PID improvement may include:

- landscaping and irrigation;
- erecting fountains, distinctive lighting, and signs;
- constructing or improving perimeter fencing;
- constructing or improving sidewalks;
- acquiring and installing pieces of art or decorations;
- acquiring, constructing, or improving entry features;
- establishing or improving parks;
- projects similar to those listed previously;
- acquiring, by purchase or otherwise, real property in connection with an authorized improvement;
- using special supplemental services for improving and promoting the district, including services relating to advertising, promotion, public safety, security, business recruitment, development, recreation, and cultural enhancement; and
- paying expenses incurred in establishing, administering, and operating the district.

What is the benefit of a Public Improvement District?

A PID allows for improvements and a higher degree of maintenance within the PID area which presumably enhances the property values with the establishment of an advisory body, the property owners within the PID have control over the types of improvements, level of maintenance, and amount of assessments to be levied against the property owners. Assessments are usually collected by the city's tax collecting agent and are deposited into a specific PID fund. Revenue



collection is simple since a homeowner's association does not have to perform fee collection. Also, the PID allows for an interest charge and lien on unpaid assessments. This ensures a dependable revenue source for the PID. In most instances, mortgage companies include PID assessments within the property owner's escrow payment and pay the assessment at the same time that ad valorem taxes are paid.

How does a PID function after establishment?

The PID advisory board is responsible for the preparation of a service plan that is presented to the city. The service plan must cover a period of at least five years and must also define the annual indebtedness and the projected costs for improvements. This service plan shall be reviewed and updated annually for the purpose of determining the annual budget for improvements. The yearly assessments are based on the annual budget. The City Council must hold a public hearing each year prior to the adoption of the service plan, the assessment rate, and approval of the assessment roll. New owners must sign a statement before purchasing the property acknowledging that they will pay PID assessments with their property taxes. The PID Advisory Board is then directly responsible for managing the improvements outlined in their petition. The board can hire contractors, maintenance personnel, or purchase materials necessary to develop and/or maintain their improvements. The level of quality of the improvements rests with the PID Board and is managed based on the assessment rate adopted annually.

What are Public Improvement Districts doing in Grand Prairie?

Currently the approved PID's are performing landscape improvements and maintenance functions along right-of-ways, landscape irrigation services, maintenance of common property decorative fencing, sign maintenance, funding decorative street lighting, and park and playground maintenance services.

How do they operate?

- Governed by City Council.
- Resident advisory board appointed annually.
- Annual budget/five year plan/assessment rate prepared by advisory board and approved by Council in September.
- Property owners are notified of proposed assessment and invited to public hearing before the Council before rate is set.
- City pays PID for base level maintenance.
- PID reimburses City for the cost of collections.
- Assessments may be collected through the mortgage escrow process just like property taxes.
- Contracts are negotiated by PID advisory board or property manager, and contracts over \$50,000 are approved by City Council.

Other Questions?

Please contact the City of Grand Prairie Finance Department at (972) 237-8091 or e-mail LHarris@gptx.org or tamara.moore@fsresidential.com for additional information.

BunKo and LCR

*Resident Run Clubs & Activities
For Homeowners by Homeowners*

Ladies, looking for a fun, safe night out? Come join our **LadiesGameNights**. We get together at someone's home the 1st & 2nd Monday of the month. First Monday is **LCR**, second Monday is **BunKo**. Both games are easy to play and it's a nice way to make friends in the neighborhood. Ages range from 30-75, so consider coming and meeting some new ladies.

If you're interested, send me an email at esherlock@me.com. There's no commitment to come every Monday, so the pressure is off there! For those of you who like to craft, we also offer a group for that, along with day trips. Our group is totally social, AllMyHomeGirls! Hope to hear from you.

Your Neighbor,
Elissa Sherlock

BUILDING BLOCKS

Residents with qualifying improvement projects to enhance the public facing exterior of their home may apply for a rebate of up to \$5,000 with the City of Grand Prairie. For program guidelines, a rebate calculator, and details on the program process visit www.gptx.org and search Building Blocks for details.

As homeowners of the Mira Lagos HOA, please follow the established CC&R's also known as Deed Restrictions by obtaining approval on your Architectural Control Committee (ACC) request before beginning any project to avoid Architectural Control Violations and fees.



HOA Purpose

Protect & increase your property values

Create a cohesive community through organized communication, committees, community events and activities

City requires HOA if there is common property

HOA Responsibilities

Maintenance of common areas including entries, pools, playgrounds, walking trails, open green space

Enforcement of Covenants, Conditions and Restrictions and Architectural Control Committee guidelines



To start off the new year, we want to take a moment to say thank you to individuals and companies who have provided continued support of our community. We appreciate you!

Tanika Donnell Realty Group
Tarrant County Pest Control
Park Place Motorcars
DFW Bounce House

Land Care Landscape
Brightview Landscape
Bearfoot Management
Supreme Lending

Stacy McGrath
FirstService Residential Association Manager



Grand Prairie Library Nearby Locations

www.gptx.org

The Lake Parks Book Locker

5610 Lake Ridge Pkwy.
Grand Prairie, TX 75052

Outside the Lake Parks Operations Center
Accessible 24/7 to pick up hold items and return library materials. You need to know your library card number and PIN, but you do **not** need your physical card.



The Betty Warmack Library

760 Bardin Rd.
Grand Prairie, TX 75052
972-237-5770

10 am to 8 pm, Monday-Thursday
10 am to 6 pm, Friday-Saturday
1 pm to 5 pm, Sunday



Holiday Décor

Exterior Christmas decorations should be removed by January 25th. Our governing documents (Article IV, Section 4.25) require all holiday decorations be removed within 30 days of the holiday in which they relate.

Thank you.



Fitness Center Rules

- Proper attire must be worn at all times (i.e. shirt and shoes)
- Lift weights in a controlled manner
- Do not drop weights
- Return equipment to their appropriate location
- Wipe all surfaces and remove all personal items after use
- Please be courteous of others and limit time to 30 minutes on cardiovascular equipment
- No eating, vaping, tobacco use, smoking or glass containers
- No foul/abusive language, radios, speakers or excessive noise
- All media and music listening must be done via headphones
- Alcoholic beverages may not be brought in or consumed
- You must be 18 to bring guests and guests must be accompanied by the resident (limit 2)
- Children under the age of 12 are not permitted at any time
- Children aged 12-17 allowed with parental supervision
- Children aged 14-17 allowed 5 AM – 9 PM without parent supervision
- All locks left on lockers will be cut off nightly and items discarded
- The HOA is not responsible for any lost or stolen objects
- Report any broken equipment to HOA
- Do not let in the person behind you. Each person who enters must have an active ID card.

Use of the workout facility is “at your own risk”

The Mira Lagos HOA Fitness Center is a 24-hour facility. The Fitness Center is private property owned by the Association. Let’s work together to avoid extra expenses. If you have a lost or stolen access card, please contact the HOA office at 817-473-6787. Replacement access cards are \$25.

VIOLATION OF RULES MAY RESULT IN TEMPORARY OR PERMANENT LOSS OF PRIVILEGES



Space for Sale

Call 972-396-8855
or email

info@communitynewsconnection.com
for ad rates and sizes.

“I FOUND IT”



Ginger Chau of Las Brisas village found the hidden snowflake on page 10 of the Messenger and won the Something is Hidden drawing for December. Congratulations!



Open Shelving in the Kitchen

Open shelving is super popular today in many new kitchens and kitchen remodels. Wondering what to place on the shelves or if there is some kind of rule of thumb for open shelving? Well, yes there are a few guidelines for design, organization and practical access.

Besides looking pretty and having a uniform look, open shelving needs to be practical. Placing everyday dishware should be placed on lower shelves within reach. Clear jars containing grains, pasta, oatmeal, rice, etc. can be displayed and stored on lower to middle shelves. Consider using a decorative

label for each jar. Higher shelves should be reserved for serving pieces and decorative items.

Gather several cutting boards' shapes and sizes for practical use as well as depth on counters below open shelving. Also creating a coffee station is a fun and practical use of space under the open shelving.

Art work or pictures can be used behind jars on the shelves or leaned up against backsplash for colorful accents. It is always a great to include an indoor plant or two such as a succulent or ivy on open shelving to bring life to your kitchen.

Open shelving can be functional and beautiful following a few basic guidelines.



EMPTY, CLEAN and DRY



Monday is recycling pickup day for Mira Lagos and all areas south of Joe Pool Lake Dam. Recycle at the curb once a week on Monday by placing recyclable items in the city's green bin or in blue garbage bags. When placing recycling on the curb, flatten boxes and pack items snugly into the bin. Close bags and secure loose, light-weight items to prevent them from blowing away on a windy day.

Items to be recycled should be EMPTY, CLEAN and DRY. The following can be recycled at the curb: paper, cardboard, plastic bottles, jugs, tubs, milk cartons, juice boxes, aluminum and metal cans, and glass bottles and jars. Find more at gptx.org.

New water bill customers get their first green bin free by showing their most recent water bill (to show that you are paying for a Solid Waste service in Grand Prairie). Additional bins are just \$5 each. The closest location is:

Lake Parks Operations Center

5610 Lake Ridge Parkway, Grand Prairie TX 75052
(Call 972-237-4135 to confirm hours.)



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WHAT'S HAPPENING

Mira Lagos HOA Upcoming Events & Activities

JANUARY	FEBRUARY	MARCH	APRIL	MAY	JUNE
S M T W T F S	S M T W T F S	S M T W T F S	S M T W T F S	S M T W T F S	S M T W T F S
1 2 3 4 5	1 2	1 2	1 2 3 4 5 6	1 2 3 4	1
6 7 8 9	3 4 5 6 7 8	3 4 5 6 7 8	7 8 9	5 6 7 8	2 3 4 5 6 7 8
13 14 15 16	13 14 15 16	13 14 15 16 17	13 14 15 16 17 18	12 13 14 15	12 13 14 15
20 21 22 23	20 21 22 23	20 21 22 23 24	20 21 22 23 24 25	19 20 21 22	19 20 21 22
27 28 29 30	27 28 29 30	27 28 29 30 31	27 28 29 30 31	26 27 28 29	26 27 28 29

UPCOMING EVENTS

JULY	AUGUST	SEPTEMBER	OCTOBER	NOVEMBER	DECEMBER
S M T W T F S	S M T W T F S	S M T W T F S	S M T W T F S	S M T W T F S	S M T W T F S
1 2 3 4 5 6	1 2 3	1 2 3	3 4 5	1 2	1 2 3 4 5 6 7
7 8 9 10 11 12 13	4 5 6 7 8 9 10	8 9 10	10 11 12	3 4 5 6 7 8 9	8 9 10 11 12 13 14
14 15 16 17 18 19 20	11 12 13 14 15 16 17	15 16 17 18 19 20 21	13 14 15 16 17 18 19	10 11 12 13 14 15 16	15 16 17 18 19 20 21
21 22 23 24 25 26 27	18 19 20 21 22 23 24	22 23 24 25 26 27 28	20 21 22 23 24 25 26	17 18 19 20 21 22 23	22 23 24 25 26 27 28
28 29 30 31	25 26 27 28 29 30 31	29 30	27 28 29 30 31	24 25 26 27 28 29 30	29 30 31

Management & Board

Annual Meeting | Thursday, February 27, 6:30 pm

Social Committee

Daddy Daughter Dance | February 8
(RSVP required)

Spring Garage Sale | March 28

Spring Fling | April 11, 12:00 pm - 2:00 pm

Mira Lagos Luau at The Epic | May 2020

Mom & Son Workshop Brunch | May 9, 11:00 am - 1:00 pm
(RSVP required)

Pack the Bus | August 1 - Deliver August 6

Fall Garage Sale | September 12

Jazz Night | September 19

Fall Festival | October 12

Brunch with Santa | December 5



Mira Lagos HOA community events are made possible by residents who volunteer. Your HOA Committees are looking for residents who want to lend a helping hand, make new friends, and serve their neighbors by joining in the fun of hosting events and activities right here in Mira Lagos!

To volunteer, write to manager@miralagoshoa.com or write directly to the committee you have interest in.

Notice of Annual Meeting & Election

You are invited to join your Board of Directors for the Mira Lagos HOA Annual Meeting and Homeowner Board Member Election.

Thursday, February 27, 2020

6:30 PM sign-in, 7:00 PM meeting

Mira Lagos HOA Clubhouse

3025 S Camino Lagos • Grand Prairie, TX 75054

This meeting will include a management overview, Board Member election, a summary of the 2020 budget, and election results. After the meeting, you will have the opportunity to meet with individuals and committee leaders.

During the meeting, three residents will be elected to the Mira Lagos Homeowner's Association Board of Directors to fill the vacancies of the expiring terms of Homeowner Director currently held by Ken Self, Deirdre Garrett and John Hughes. The residents elected will serve two-year terms. Joshua Spare and Eric Blackwell who were elected in 2019 will continue to serve the community as Homeowner Directors until the Annual Meeting and election in 2021.

If you would like to nominate yourself, please provide your interest letter, a headshot (photo), and a biography to Stacy McGrath, prior to February 13, 2020.

An Annual Meeting Notice and Election Proxy will be mailed to each homeowner in January. You may vote in person at the meeting or by proxy. Should you choose to vote in advance, drop off your completed form at the HOA office no later than 12:00 p.m. the day of the Annual Meeting.

Please direct questions to:

Stacy McGrath, General Manager

manager@miralagoshoa.com

(817) 473-6787



HOA OFFICE HOLIDAY Hours & Closures

Tuesday, Dec. 31 | 8:30 am - 1:00 pm

Wednesday, Jan. 1 | Closed

For immediate needs please contact FirstService Residential Customer Service at (877) 378-2388 or visit www.texas.fsrconnect.com/miralagos 24/7.

WHAT'S HAPPENING

Mira Lagos HOA Upcoming Events & Activities



HOMEOWNER YOGA

Saturday, January 11, 8:30 am - 9:30 am

Monday, January 20, 6:30 pm - 7:30 pm

RSVP manager@miralagoshoa.com

Daddy Daughter Dance

hosted by the Social Committee

Saturday, February 8

6:00 pm - 8:30 pm

Theme: *Unicorns & Butterflies*

RSVP to social@miralagoshoa.com



Contact a Committee for the activity that most interests you and jump in to make it great! Volunteer once for fun or join the committee to meet more neighbors and make new friends! All events are subject to change. Updates may be found in your homeowner eNews and on the Mira Lagos HOA Facebook page at www.facebook.com/MiraLagosHOA.

Family Reading



The benefits of reading out loud to your children are many! Besides developing the love of reading which will last a lifetime, reading a good book out loud helps increase your child's vocabulary, can instill moral values, and can help develop problem solving, as well as expand and cultivate conversations. Choose a book or book series appropriate for your children's ages, dedicate a specific time to read such as before bedtime and watch what happens as your children look forward to hearing your voice, listening as

the story progresses, learning as characters develop and most likely will not want the book to end.

An increased vocabulary will grow your children into great communicators. Many people are guilty of being lazy speakers, not using a variety of words or even complete sentences. In contrast most books are written with more detail and description, proper grammar and well thought out sentences. Your children can begin incorporating more words from the story into real life situations.

Reading books out loud is a great way to instill values and lessons about life through the characters in the story vs. moral lessons and values being learned through social media and outside sources alone. A book with a hero will inspire heroic values, such as bravery and standing up for the underdog.

Also a good book can stir up good conversations that might not happen otherwise. Some subjects like bravery, courage or being a hero might not come up in every day conversation. Conversations after hearing a story can lead to problem solving by asking questions regarding the characters action or lack of actions as well as exploring ideas of what could have been done differently.

Reading aloud to your children (even teenagers) can teach and build empathy. Empathy and understanding or being sensitive to the thoughts and experiences of another person, has life-long benefits. A story or biography can impact your child and move them to action such as helping others, making donations or getting involved in a non-profit or a cause for those in need.

Read aloud to your children; watch them be inspired, be brave and be kind.



Mira Lagos HOA Clubhouse Rental Information

\$500 Deposit (refundable)
\$50/hour, minimum 2 hours

Capacity 150, tables and chairs are included in the rental

Cleaning Fee

\$75 (non-refundable after 4pm)

Tuesday – Saturday, All Day Sunday & Monday
\$35 (refundable before 4pm) Tuesday – Saturday

Alcohol Requirements

\$45/hour additional security
Grand Prairie Police Officer - arranged by office staff
TABC licensed bartender - your choice

NO HOLIDAY BOOKINGS

Information: admin@miralagoshoa.com
Reservations: reservations@miralagoshoa.com

Confirm Your Reservation

Clubhouse reservations must be confirmed by signing the contract and paying the deposit within 30 days of your date. Reservations must be canceled no later than two-weeks prior to the event to prevent losing your deposit.



Register with FirstService Connect

<https://miralagos.connectresident.com>

When visiting your community’s landing page, navigate to the resident access section by selecting the Resident Access button.

For registration, we require a valid email address and a mobile phone number. If a mobile phone number is not available, a non- mobile phone number is allowed but will not be used for registration.

Once a user submits their registration information, there are a few scenarios that may occur.

YOUR EMAIL ADDRESS WAS FOUND

Your email address was found in our system. We will send you an email to the email address provided. In the email you will find a link to validate the email address. Once the email address is validated, you will be redirected to a registration form to complete your registration.

YOUR PHONE NUMBER WAS FOUND

We did not have your email in our systems, but your phone number was found. We will send you a SMS text message with a code to your phone number. You will then be prompted to enter the code provided to validate your phone number. Once the phone number is validated, you will be redirected to a registration form to complete your registration.

This code can include letters and numbers and is case sensitive.

YOUR EMAIL ADDRESS OR PHONE NUMBER IS ALREADY REGISTERED

Unfortunately, your email address or phone number could not be found in our system. If this is not correct, you will be prompted to contact customer care. The number will be displayed on the screen.

COMPLETE REGISTRATION FORM

Now that we have validated the information provided, fill out the registration form to complete the registration process.

Now that you have registered with FirstService Residential Connect, use the email address and password you created during registration to log in.

ACCEPT TERMS OF USE

On your first log in, you will be presented with the Terms of Use for FirstService Residential Connect. You must read through by scrolling down to the end to select the “I Agree” checkbox. You must agree to the Terms of Use in order to use the First Service Residential Connect. Once you have accepted the Terms of Use. You will not be asked again unless the terms have been updated.

INITIAL LINK TO PROPERTIES

Upon accepting the Terms of Use, the system will link you to your available properties based on your verified email address or phone number.

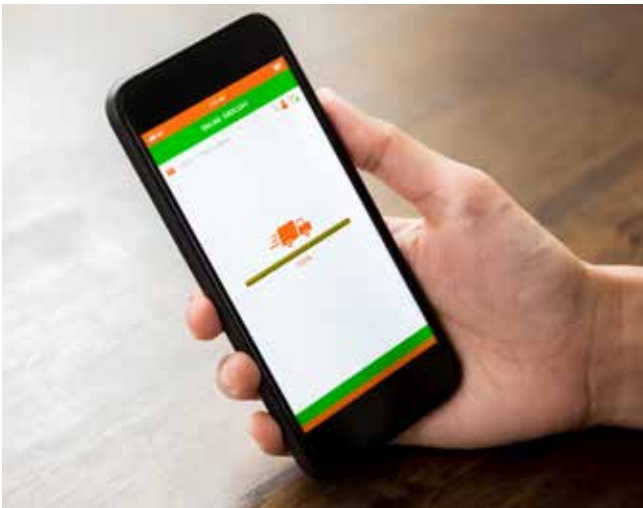
YOU ARE NOW READY TO USE FIRSTSERVICE RESIDENTIAL CONNECT FOR RESIDENTS.

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BEST SHOPPING TIP FOR 2020!

BY NANCY PACHECO



As an avid shopper year round, I have definitely put in some miles on Amazon using the free delivery service for about 12 years now (after an annual Amazon membership fee of \$119). Amazon is great and reliable and returns are fairly easy.

This month I experimented with a new delivery service called “Shipt”. Shipt uses vetted ‘Shipt Shoppers’ that help you get the things you need – from grocery delivery to household essentials from your favorite brands at Target or CVS (and 2 other stores that are not in this area). I experimented with Shipt delivery from Target. You can place your order online or order from your phone by downloading the Shipt app. Shipt offers a for 4 week free trial. After that 4 week trial period, there is an annual membership fee of \$99. But let me tell you it is well worth the membership fee! Even with a membership fee, the good news is...I love it and you will too! Check out the Shipt website at <https://www.shipt.com>.

With the trail membership (or an annual membership after your 4 free weeks runs out) your delivery is free with any order totaling over \$35 each trip. The mind blowing part is that you can place an order and if a delivery time window is open, you can have your order delivered in 2 hours – I did this 4 times in one day just trying the service out. That’s groceries or any other goods that Target sells (I assume excluding prescriptions as that’s an entirely different animal). But what is truly amazing, you can make changes and additions to your order right up to one hour before your delivery is due at your home or office! I have placed 6 orders in the last couple of weeks and yes I even tried adding things at 5 minutes on purpose before the cut off time and what do my wandering eyes do appear but my complete order along with

last minute additions delivered to my home on time every time. And the delivery people or Shipt Shoppers have been fun, friendly and super nice. The Shipt Shoppers are actually the ones who do your shopping in the store. If they have a question on your order they will text questions or options for you while they are shopping. I even placed orders for delivery on a different day and just like magic, my delivery appeared the day I requested. It’s like having your own personal “Dasher” shop for you and delivers your order right to you (could they be elves?). I actually did all my Thanksgiving grocery shopping online plus a little Christmas shopping in my PJs and never left the house!

What a great time saving service especially right here at the holidays! I highly suggest you start your 4 week free trail today and save some valuable time and energy for those Hallmark movies and

hot chocolate! Me, I’m using it year round for my shopping runs from now on!



CITY OF GRAND PRAIRIE EVENTS

www.gptx.org

Christmas Tree Recycling Through January 9, 2020

Recycle your natural Christmas tree at the following drop off locations:

- Charley Taylor Parking Lot, 601 E. Grand Prairie Road
- Parkhill Park Parking Lot, 5100 Block of S. Robinson Road
- Grand Prairie Landfill, 1102 MacArthur Blvd.

Household Hazardous Waste Collection & Electronics Recycling

January 11, 9:00 AM - 11:00 AM

Development Center, 206 West Church St.

Drop off your household hazardous waste or electronics. Registration is required. Register by phone at 972-237-8055. Visit gptx.org and search "recycling" for more information.

Low Cost Pet Vaccination Clinic

January 4, 11, 18 | 9:00 AM - 4:00 PM

Prairie Paws Adoption Center
2222 W. Warrior Tr., Grand Prairie, Texas 75052
pennypaws.com/prices

Penny Paws will be on-site to provide low-cost vaccinations for pets. Please have your pet on a leash or in a carrier for safety.

Fish Creek Cleanup Challenge

January 25, 8:00 AM

Information: KGPB Coordinator, 972-237-4546 or alindbergh@gptx.org

Volunteer! You can do your part by not littering and by assisting with stream cleanups during the stream cleanup season which runs from mid-October through mid-March each year. This is a land-based cleanup. Lunch will be provided for pre-registered volunteers. (Rain Date: Saturday, February 1st)

Grand Prairie Historical Organization Quilt Show

January 25, 10:00 AM - 2:00 PM

Grand Prairie Historical Organization Museum
1516 W. Main St., Grand Prairie, Texas 75050

View many quilts, old and new, owned by the Grand Prairie Historical Organization and on loan from citizens. Free admission.



Organizing Fun

Those words do not seem to go together for some people and for others those words are what it is all about. If you love to organize or if it's the last thing on your mind, you must admit that an organized space works best. Here is one way to help your family have fun and organize any space, room and home.

Have a race to see how much you and your family can get organized in an allotted time, followed by a reward. There is no skill necessary to race with time so each family member can participate at any age.

- Create a jar of possible rewards such as going for ice cream, going to the park, staying up an extra ten minutes before bedtime, or watching a movie.
- Decide which space needs to be organized, have bins, baskets and trash can ready as needed. Each person in your family should be assigned a task in the chosen space such as stacking books on the shelf, putting toys away in bins or baskets, placing stuffed animals in a designated place, setting aside old or unused toys and games in order to donate to a shelter or charity, throwing away clutter, etc.
- Get the family together, set the timer and go!
- Once the timer goes off, choose a reward from the jar so the whole family can enjoy. (Even if all the organization was not completed in this race, race again another day to finish this space or room.)
- Repeat this activity weekly or monthly until all the rooms and spaces in your home are organized.



You and your family can be more organized while having a little fun.



Resident Run Clubs & Activities

For Homeowners by Homeowners

Are you interested in meeting neighbors who have similar interests? Do you have a social activity, hobby or sport that would be fun to share with Mira Lagos residents? Write to communications@miralagoshoa.com to promote your resident-run, neighborhood club in the next newsletter.

- **Ladies LCR (1st Monday)** - Ladies get together at someone's home to play this fun, easy-to-learn game on 1st Mondays. Ages range from 30-75, so consider coming and meeting some new ladies. To get involved with this fun-loving group, contact Elissa at esherlock@me.com.
- **Ladies BunKo (2nd Monday)** - The ladies BunKo club meets the 2nd Monday monthly. There is no obligation to come every month, so the pressure is off there! Contact Elissa at esherlock@me.com to play LCR.
- **Crafting and Day Trips** - The ladies who coordinate LCR and BunKo also offer a group for crafting and day trips. This group is totally social, AllMyHomeGirls! Contact Elissa at esherlock@me.com for details.
- **Bikers** - Join our casual riding group! This group meets at 8:15 a.m. or later as weather permits for casual cycling through the neighborhood. Contact Elissa at esherlock@me.com.

Clubs are initiated and hosted by residents. The Homeowners Association does not endorse any resident club or activity and does not endorse products, services or postings by such groups. Dates, times, locations and other details may change. Contact the club host for club details.










At FirstService Residential we have very strong values!

We strive to meet these values every day for our residents and hope you will join us in recognizing those individuals who go above and beyond in delivering great customer service.

- ▶ **Have you witnessed an associate doing something great?**
- ▶ **Have you been exceptionally pleased with the service you have received?**
- ▶ **Do you want to let others know how awesome someone is?**

Help us show recognition to our Star Performers. Please email your feedback to starserviceonsite@fsresidential.com. Be sure to list the Star performers' name and community. Thank you for allowing us to serve you.

FirstService
RESIDENTIAL

Your HOA Management Team

Safety Tips for Winter Road Trips

Preparedness is paramount when it comes to road trips year-round, and hitting the road for a long drive during winter months is no exception. With an increased risk of potential driving hazards like sleet, snow, strong winds and frigid temperatures, it's a good idea to think about ways to ensure you'll travel safely.

Consider the following tips when preparing for your winter road trip:

- **Invest in an emergency kit for your vehicle.** Available at most major retailers, these kits are relatively inexpensive and contain items like flares, booster cables, flashlights, ponchos and first aid supplies for minor injuries.
- **Check the local weather report before heading out.** Winter weather can be tricky and forecasts aren't always accurate. You can double check your destination's weather history on a variety of websites to determine typical conditions to expect in that area during your travels.
- **Stay in touch.** Check in with a designated contact during your journey with updates on your location, delays encountered or unexpected situations that require longer travel time. When driving, remember always to pull off the road before using your cell phone.
- **Store warm clothes and blankets in your vehicle.** Be prepared to stay warm if you're stuck for extended periods by keeping a blanket or two in your car. Also, pack a small travel case with snow boots, socks, gloves, a scarf, hat and heavy sweater in case you need to leave your vehicle.
- **Review your travel route without GPS.** Read through detailed driving directions, including alternate routes, so you know your options. Also consider keeping a map handy in case your navigation system is compromised during your trip.
- **Develop a contingency plan.** Create a strategy for dealing with a flat tire, vehicle accident, dead battery or other potential travel delays. Keep a hard-copy list of people or businesses to contact for help should you need it.



Annual Assessments

Every resident of Mira Lagos is a member of the Mira Lagos Homeowner Association. Each member is required to pay dues in accordance with our community's By-Laws and Declaration of Restrictions. Member dues pay for the operation of the community for the entire year. Compared to similar communities, our assessment fee is very low. Our Board is stretching every penny to make your dues work as hard as they can toward maintaining the 57 acres of HOA common property and improving our community.

Annual assessment statements for the calendar year 2020 were mailed to homeowners in early December. If you signed up for an eStatement, you will not receive a paper statement by mail. Payment is due on or before January 30, 2020. On January 31st payment is late.

Payment plans are available and can be started by contacting HOA Management at the on-site office or by emailing admin@miralagoshoa.com. Payment plans must be completed through FirstService residential before the assessment due date or payment will be considered late. Please contact First Service Residential Account Services at 877-378-2388 with questions.

Payment should be made to:

Mira Lagos HOA
c/o FirstService Residential
PO BOX 62047
Newark, NJ 07101



At the time of our newsletter deadline, the Grand Prairie Police Department Santa Copy toy drive was still underway! Thank you to everyone who donated. Your contributions benefited deserving Grand Prairie families in need this holiday season.

For information on supporting the Santa Cop program year-round visit www.gptx.org and search "Santa Cop" for details.

Do Not Park or Stand a Vehicle

Whether occupied or not, do not park or allow a vehicle to stand idling:

1. In front of a public or private driveway
2. Within 15 feet of a fire hydrant
3. Within 20 feet of a crosswalk at an intersection
4. Within 30 feet upon the approach to any flashing signal, stop sign, yield sign, or other traffic control signal located at the side of a road
5. Within 20 feet of the driveway entrance to any fire station and on the side of a street opposite the entrance to any fire station within 75 feet of entrance
6. At any place where an official sign prohibits parking or standing



Members Responsibilities

Read and comply with governing documents.

Maintain your property according to established standards.

Vote in community elections.

Pay association assessments and charges on time.

Request and obtain approval prior to making changes, additions or modifications to your property.

Provide current contact information to association leaders and managers to help ensure you receive information from the community.

Ensure those who reside on your property (e.g., tenants, relatives, friends) adhere to all rules and regulations.



BE OUR GUEST

Overnight Guest Will Feel at Home in Your Home

Having overnight family or friends in your home? There are several thoughtful ways to create a comfy, cozy feeling for your guests to enjoy.

A comfortable mattress or comfy place to sleep is important. Whether you have an actual guest room with a bed, sleeper sofa or air mattress, your guests need to relax and sleep well. A pillow top mattress topper can be placed on any mattress, a Memory Foam sleeper sofa mattress can be used on any sofa and air mattresses are so much better than they used to be. Your guests will be so grateful for a good night sleep.

Consider having a side table or desk for your guests to place items such as wallets, phones, and glasses. An electrical outlet close by sleeping arrangements for guests can be convenient and helpful for charging phones or iPads. Be sure



and offer to let your guest use your Wifi while they visit. Your guests will feel welcome and save on data.

Another way to help your guests feel welcome, especially if they are staying more than one night, is to make space in a closet for their clothes along with extra clothes hangers. Your guests will feel very special.

In the bathroom, it is a nice touch to have travel size toiletries available such as toothbrushes and tooth paste,

face wipes for removing make-up, mouthwash, shampoo and conditioner and having paper cups on hand for rinsing is so helpful. Always have towels and washcloths handy as well as a mat for the floor. Your guests will have all they need even if they forgot something.

Enhance any room or space with a vase of fresh flowers. Gather a few seasonal magazines, a paperback book and fresh flowers on a tray. Set the tray on the end of the bed, sofa or air mattress along with a soft throw for added comfort and warmth. Your guests can keep warm and cozy as they enjoy some quiet time.

Welcome your guests in the morning with coffee or tea; offer decaffeinated coffee as well as real coffee and an assortment of teas. Bagels, fruit, yogurt or breakfast bars are easy and will satisfy any taste. Your guests will feel welcomed and be well prepared for the day ahead.



Resident Notice

PAYMENT & BILLING OPTIONS

Dear Resident,

Welcome to FirstService Residential. As the managing agent for your community, we ask that you please review the following information on how we accept your payments.

Manage & Pay Your Charges Online

As the **preferred way** of accepting payments, we request that you create an account online with our provider, **ClickPay**. Through this convenient platform, you can view your balance due and make individual or automatic recurring payments from your smartphone, tablet or other media device.

Payments can be made online by e-check (ACH) from a bank account at no cost to you or by credit or debit card for a 2.95% fee. Get started by visiting the web address below and following the instructions listed:

www.ClickPay.com/FirstService

- ① Click **Register** and create your online profile with **ClickPay**
- ② **Connect Your Home** using the account number found on your coupon or statement
- ③ Set up **Automatic Payments** or click **Pay Now** to make one-time payments

Please set up your payments 3-5 business days prior to your "late date"

For help with your account or setting up payments online, please contact **ClickPay** through their online help center at www.ClickPay.com/GetHelp.

Mailing Address for Payments

If you choose to submit your payments by paper check, money order or through your bank's Online Bill Pay feature, please mail your payments to the address listed below.

**Mira Lagos HOA
c/o FirstService Residential
P.O. Box 62047
Newark, NJ 07101**

Please make all checks payable to the entity listed on your statement or coupon, include the remittance slip with your payments, and write the account number found on your statement or coupon in the notes section of your check or Online Bill Pay settings.