

LAKEWOOD FOREST FUND, INC.

12415 Louetta Road

Cypress, TX 77429

Phone: 281-370-8943 Email: gm@lakewoodforestfund.com

www.lakewoodforestfund.com



MEMORANDUM

Date: August 6, 2022

From: Lakewood Forest Fund (HOA) Office

To: Residents of Lakewood Forest

Re: Major changes to trash and recycling pickup days effective September 15th

Attention Residents:

On July 11th, the Lakewood Forest HOA Board of Trustees, made the decision to terminate the residential solid waste and recycling collection contract with Texas Pride Disposal (TPD) due to months of substandard performance which included many areas in Houston not being serviced on a recurring basis. Other areas of concern were lack of response from TDP personnel to our residents and HOA staff members when making inquiries and requests to have these missed areas serviced the following day.

It is expected that Texas Pride Disposal will continue servicing the community until the termination date which is September 14th. Effective, September 15th, Residential Recycling and Refuse of Texas, Inc. (RRR) will take over and provide solid waste and recycling collection and disposal services for our subdivision. Once this occurs, trash and recycling pick up days will change for most of the neighborhood as RRR will be servicing our community six days per week with a rotating schedule based on (3) zones.

EFFECTIVE, SEPTEMBER 15TH, ZONED PICK-UPS WILL OCCUR AS FOLLOWS:

ZONE 01: All homes located west of N. Eldridge Parkway

Trash: service on Monday & Thursday

Heavy trash: service on Monday only

Recycling: service on Monday only

ZONE 02: All homes located east of N. Eldridge Pkwy and north of Normont Dr including Normont Dr

Trash: service on Tuesday & Friday

Heavy trash: service on Tuesday only

Recycling: service on Tuesday only

ZONE 03: All homes located east of N. Eldridge Pkwy and south of Normont Dr

Trash: service on Wednesday & Saturday

Heavy trash: service on Wednesday only

Recycling: service on Wednesday only

In addition, to the staggered pickup schedule, other changes will also be in effect as detailed on Attachment A and B included in this packet of information. Some notable changes include:

-All "household waste" **must be bagged** so as not to provide a health and safety issue for crew members and to assist in minimizing trash from flowing into storm drain systems.

-Residents must place items out by 6:30 am. **Maximum of (3) cans** of properly contained/bagged residential household waste will be collected on service day.

-Yard waste will be collected at the curb and must be placed in sturdy plastic bags weighing no more than 40 pounds. **Maximum combination of 4 bags and or bundles** of limbs will be collected on service day.

Please take the time to review the attached information prior to September 15th. If, after reviewing the information, you are still unsure as to your scheduled service days, please visit the home page of the website (www.lakewoodforestfund.com) which will display a listing by property address.

RRR's commitment to Lakewood Forest, in regards, to the six-day rotating service is to have (1) crew which will only be assigned to Lakewood Forest subdivision. Only (1) team will service our community and those team members will become familiar with our subdivision and will follow scheduled routes therefore pickup times should be more streamlined in the future.

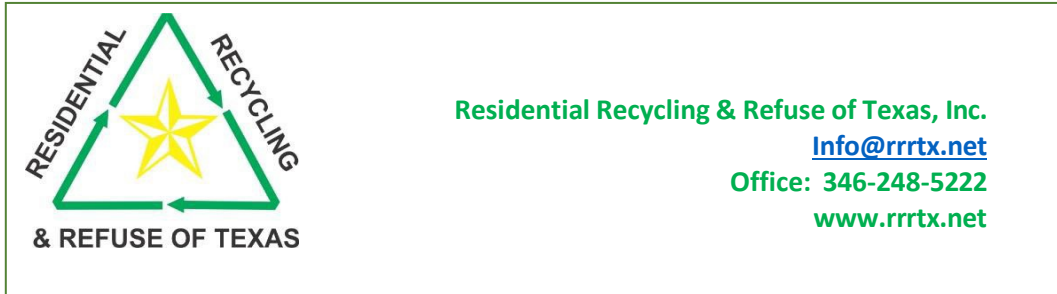
Thank you to all affected residents for their patience and cooperation which allowed time for the contract to be bid out, interviews to be held with prospective contractors and a thorough review of all information by the board. Lakewood Forest Trustees feel confident that with these changes, our residents will see improved services for this basic infrastructure.

In the event, there is a disruption in the current service by Texas Pride Disposal prior to September 15th, the HOA will coordinate with RRR to begin services immediately. Notification will be done via the following methods: (1) text message to those residents whose numbers are listed in the resident portal, (2) via email distribution list for those residents signed up for the electronic newsletter, (3) by posting on home page of HOA website which is www.lakewoodforestfund.com and (4) posting a notification on NEXTDOOR.

Sincerely,



Heidi Flores, CMCA®, AMS®, PCAM®
General Manager



Attachment A

Trash Pickup Specification for Lakewood Forest Fund

Residential Recycling & Refuse of Texas is honored to have you as a customer. Our main goal is customer service and doing the task right. If we ever fall short of your expectation, please give our office a call at 346-248-5222 and let us know. We will work harder to ensure your satisfaction.

1. Trash collection days are based on resident's zone. See Attachment C.
Note: Trash is defined as refuse which is household waste.
2. All "household waste" must be bagged so as not to provide a health and safety issue for crew members and to assist in minimizing trash from flowing into storm drain systems.
3. Residents must place items out by 6:30 am. Maximum of (3) cans of properly contained/bagged residential household waste will be collected on service day.
4. Resident will provide their own trash can.
5. Trash will be collected curbside. Place trash on the side of driveway closest to mailbox.
6. Yard waste will be collected at the curb and must be placed in sturdy plastic bags weighing no more than 40 pounds. Maximum combination of 4 bags and or bundles of limbs will be collected on service day. See Attachment C.
7. All branches and tree trimmings should be no more than 3 inches in diameter and no longer than four (4) feet in length. Bundles must be securely tied and weigh less than 40 pounds and placed curbside.
8. Bulk items will be picked up curbside on the assigned service day. See Attachment C. There is a limit of one bulk item per household per service day.
9. Excluded items: It is illegal to transport any hazardous waste in a trash truck and dispose of it in a landfill. Hazardous waste includes: medical waste, any appliance containing Freon, acids, car batteries, dead animals, and chemicals of any kind, car parts, car tires, and construction trash (includes concrete, large quantities of carpeting, fencing, rolls of carpet or any construction type material or debris). Toxic or radioactive waste, paint, petroleum products or filters are not accepted. Other excluded items include: Large pieces of glass (must be broken down in smaller pieces and placed in a closed box and labeled), large sofas and sleepers over five (5) feet in length, furniture with metal frames and other metal items, improperly contained animal waste (must be placed in a sealed bag to be serviced).
10. Any item that may or may have contained any type of refrigerant will not be picked up. This includes refrigerators, freezers, or any kind of air conditioning units.
11. Bulk items which are too large for Contractor to put in with the normal weekly pickup may be collected separately upon request. Party requesting service will be billed separately at a negotiated price depending on size, quantity and handling required to remove and dispose of.
12. Holidays observed are: New Year's Day, Memorial Day, Independence Day, Labor Day, Thanksgiving Day and Christmas Day. If the holiday falls on a scheduled pickup day, service will resume the next scheduled collection day following the holiday.



Attachment B

Recycling Pickup Specification Sheet for Lakewood Forest Fund

Residential Recycling & Refuse of Texas is honored to have you as a new customer. Our main goal is customer service and doing the task right. If we ever fall short of your expectations, please give our office a call at 346-248-5222 and let us know. We will work harder to ensure your satisfaction.

1. Service provided on day(s) listed in Attachment C.
2. Service is curbside. Place items on the other side of the driveway from the trash.
3. Please have bins out by 6:30 a.m.
4. Please leave lids off all plastic and glass – lids can go into recycling container.
5. Please rinse all containers free of residue.
6. Please breakdown any medium to large cardboard boxes.
7. Please remember we **do not take any type of Styrofoam products** (packing peanuts, cups, plates, egg cartons, etc.)
8. No need to separate items – everything can go into the same bin.
9. Excess items can be put in a regular trash can that has been marked as “recycling” or items may use be place in clear or transparent bags.
NOTE: Black bags and non-transparent bags will not be collected.
10. Recycling emblem stickers are available upon request to be used on “recycle” trash cans into “recycling containers” – just give us a call or send an e-mail.
11. We highly encourage placing items in a transparent or clear trash bag and set it in the recycling bin (this prevents items from blowing out and across yards.)
12. Please note holidays and mark your calendar – New Year’s Day, Memorial Day, Independence Day, Labor Day, Thanksgiving Day and Christmas. If holiday falls on a scheduled pickup day, service will resume the next scheduled “recycling” collection day following the holiday.

Items accepted for pickup

- **Paper** – magazines, newspapers, copy paper, computer paper, phone books, junk mail, etc.
- **Plastic #1 - #7 with exception of #6 Styrofoam** – juice, water, milk, soda, detergent, cleaners, Rx bottles (if in doubt please check bottom of container for recycling emblem and number in center – if no emblem it is not recyclable)
- **Aluminum** – any type soda, beer, drink can, etc.
- **Tin Cans** – any food can, pet food can, etc. (no aerosol containers please)
- **Cardboard** – boxes, cereal, food, detergent, pet food, etc.

- **Glass** – any color glass (amber, green, brown, clear, etc.) must be pure glass cannot be ceramic, mirror, pottery, stoneware or china type items
- **Thin Plastics** – bags from grocery, sleeve on newspaper, wrapping on dry cleaning

Items Not accepted for pickup

- **Styrofoam**
- Computer parts
- Batteries
- Medical Waste
- Biohazard
- Appliances
- Hazardous Materials (Oil, Motor Oil, Anti-Freeze, etc.)
- TVs
- Wire hangers
- Paint cans
- Used paper towels, paper plates or napkins
- Used baby diapers

Again we thank you for the opportunity to service the recycling needs of your community. Thank you for caring for the Texas environment enough to be a part of a recycling program. We realize how busy life can get and greatly appreciate the time and effort you take to recycle. We feel certain our service will be above and beyond your expectations. RRRT strives for excellent customer service and management encourages you to call with questions, comments or concerns. We can be reached at 346 248 5222 or info@rrrtx.net.

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Attachment C

Zone Listing for Trash and Recycling Pickup for Lakewood Forest Fund

IMPORTANT NOTE:
Zone Map can be found on home page of
Lakewood Forest Fund website
www.lakewoodforestfund.com

ZONE 01: All homes located west of N. Eldridge Parkway
highlighted in yellow on ZONE map

Trash: service on Monday & Thursday
Heavy trash: service on Monday only
Recycling: service on Monday only

- All "Tomball Sections"
- 12700 to 13300 blocks of Chriswood Drive
- 12700 to 12900 blocks of Cloverwood Drive
- Cluster Pine Drive
- Elmington Court
- Elmington Drive
- Glenyork Court
- Hazelway Lane
- 12700 to 12900 blocks of Ivy Forest Drive
- Kathy Lane
- Marron Court
- Marron Drive
- Wincrest Court

ZONE 02: **All homes located east of N. Eldridge Parkway and north of Normont Drive including Normont Drive highlighted in pink on ZONE map**

Trash: service on Tuesday & Friday

Heavy trash: service on Tuesday only

Recycling: service on Tuesday only

- Fund Office, 12415 Louetta Dr.
- Belgrave Drive
- Bowing Oaks Drive
- 12600 block of Chriswood Drive
- 12600 block of Cloverwood Drive
- Forest Meadow Drive
- Heatherwick Drive
- Highland Hills Drive
- Hunterfield Drive
- 12600 block of Ivy Forest Drive
- Bassdale Drive
- Beacham Drive
- Carstairs Drive
- Cedar Point Court
- 14500 to 14700 blocks of Cedar Point Drive
- Ericston Drive
- Holford Court
- Hylander Drive
- Jones Road
- Lakeview Place
- 14200 to 15200 blocks of Lakewood Forest Drive
- Leaning Pine Drive
- Lorton Drive
- Normont Drive
- Oakcroft Drive
- Parkriver Drive
- Patridge Drive
- Pebbleton Drive
- Pine Point Court
- Primwood Drive
- Quail Creek Drive
- Quail Creek Court
- Rainhollow Drive
- Rivergrove Drive
- Rothglen Drive
- Saddlebend Drive
- Sandy Creek Drive
- Spring Glen
- 14703 & 14707 Spring Lake Drive
- Squiredale Drive
- Sunny Grove Drive
- Timberlark Drive
- Tupperglen Drive

ZONE 03: **All homes located east of N. Eldridge Parkway and south of Normont Drive highlighted in green on ZONE map**

Trash: service on Wednesday & Saturday

Heavy trash: service on Wednesday only

Recycling: service on Wednesday only

- Calmont Drive
- Carlingwood Drive
- 13900 to 14000 blocks of Cedar Point Drive
- Cypresswood Drive
- Fawnview Drive
- Flintstone Drive
- Gardenglen Drive
- Glenway Drive
- Idlebrook Drive
- Jaycreek Drive
- Jaycreek Court
- Knobcrest Drive
- Laneview Drive
- Moorcreek Drive
- 13802, 13806, 13810, 13814 N. Eldridge Pkwy
- Gardens of Lakewood Forest: Angel Fire Lane, Aspenway Drive, Snowmass Drive, Taos Lane, Vailrun Drive