



>>> HOA NEWSLETTER <<<



TOP NEWS FOR JANUARY

ASSESSMENTS OVERDUE

Late fees due for payments
made after January 31

>>> READ MORE

HOA assessments are due annually by December 31. Any property whose HOA assessment has not been paid by January 31 incurs a \$55 late fee.

If the assessment remains unpaid, the resident is referred to collections, receives a demand letter from an attorney, and starts getting charged attorney's fees. If the resident still does not pay, a lien will be filed against the home.

This means that the resident cannot sell their home until any overdue assessments and attorney's fees have been paid.

DID YOU KNOW?

HOA COVENANTS, CONDITIONS & RESTRICTIONS

>>> ARTICLE X, SECTION 22: SOD

"The Owner of each Lot, at a minimum, shall solid sod the front and side yards visible from any public street of his Lot with grass, and shall at all times maintain such grass in a neat, clean and attractive condition, periodically resodding damaged areas of the lawn as they occur. The grass shall be of a type and within standards prescribed by the New Construction Committee in the Plans."

What this means for you:

spring is coming, and if you need to resod, it's about to be the perfect time!

HOA COVENANT ENFORCEMENT

We always encourage you to speak with your neighbors if you have concerns, but the Board and Modifications Committee have also posted a form online where you can report something violating HOA rules. You can find the link on the [WOTCHOA website](#), second tab (Covenant Enforcement). The button looks like this, and the cover page of the form is shown below.

>>> CONTACT INFORMATION

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Next Board Meeting: January 11, 2024 on Tudor Court

HOA Covenant Enforcement Submission



HOA Covenant Enforcement

This form invites you to report a violation of an HOA Covenant. Each completed questionnaire will be referred to the Modifications Committee, a volunteer corps tasked with overseeing Wimbledon on the Creek's published guidelines. The Board of Directors thanks this group of volunteers for their hard work on behalf of our homeowners association. Reported violations will remain confidential.

You can review the [Declaration](#) of Covenants, Conditions and Restrictions and the [Schedule of Fines](#) for WOTC online.



Let's get

ROLLING



TRASH CART DELIVERY TO BEGIN IN FEBRUARY 2024

COPIED FROM THE CITY OF ARLINGTON WEBSITE

>>> WHY IS THIS CHANGE HAPPENING?

The waste industry has been transitioning away from manual collection for many years. Contractors are unable to attract and retain enough workers to manually collect the trash. This job is extremely physical, the workers are exposed to extreme heat and cold, and the safety risks make these jobs less desirable than other less physically demanding jobs that pay similar wages.

Trash carts will preserve and protect the aesthetics of the city by keeping the trash contained in a leak-proof cart and decreasing the animal and windblown litter throughout the neighborhoods. Carts will also enhance the level of customer service by providing a more consistent, reliable, and dependable service schedule for residents.

Delivery of gray trash carts will begin in February 2024. Once trash carts are delivered, residents will transition to once-per-week service for trash, recycling, brush and bulk.

>>> WHEN WILL MY CART BE DELIVERED, AND WHEN CAN I BEGIN USING IT?

Based on our current recycling day being **Friday**:

- Carts will be delivered the week of Feb. 12, 2024.
- Weeks of Feb. 5 and Feb. 12: Manual bagged trash collection on Tuesday and Friday.
- Automated once-per-week trash cart collection begins on Feb. 23.
- Trash and recycling will be on the same day (Friday) each week.

>>> [CLICK HERE FOR MORE INFORMATION.](#)

SCENES FROM AN HOA

NEIGHBORHOOD DECORATIONS

December 2023 Photos



JOIN US ON FACEBOOK

Search for
"Wimbledon on the
Creek Community HOA"
and join our page.

