



# Patriot Estates HOA NEWSLETTER

## May 2024

In this issue:  
Page one: City news and history.  
Page two: Eclipse photos  
Page three: Graduation Message from the Board  
Page four: Community Calendar and Recipe  
Page five: Property Maintenance Tips  
Page six: CC&R of the month  
Page seven: A Message from the Mayor  
Page Eight: Coloring Page of the Month

### City Dates

- May 4th: City Elections
- May 13th: City Council Meeting
- May 18th: Spring Fling Outdoor Market
- May 23rd: Last Day of School - Venus ISD
- May 25th: Graduation - Venus ISD

### Management Team

- Heather Smith - Heather@legacysouthwestpm.com  
Community Manager
- Ryan Smith - Ryan@legacysouthwestpm.com  
Director of Association Management
- Damian Power- Damian@legacysouthwestpm.com  
Compliance Inspector
- Shannon Ratliff - Shannon@legacysouthwestpm.com  
Community Admin

### Regroup Notification System

Scan the QR code to sign up for the city notification and emergency preparedness program. This program sends out messages from the City of Venus with emergency notifications and other city communications.



### Patriot Estates HOA Board

- Michelle Hamm - President
- Alejandro Galaviz - Vice President
- Casey Tucker - Treasurer
- Patricia Johnson - Secretary
- Alexis Wilkins - Member at Large
- Email: patriotestateshoa@gmail.com
- www.patriotestateshoa.com

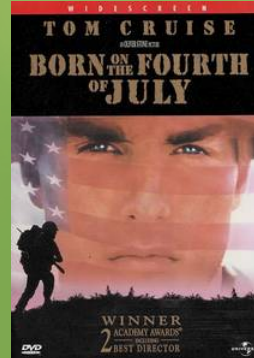
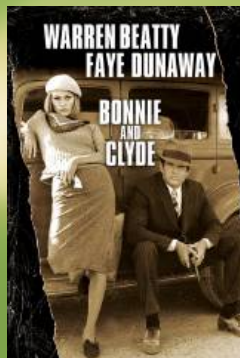
### Making a Change? Submit an ACC

If you're making a change to the outside of your home please make sure to submit an ACC application for review and approval. Scan QR code below to download application and instructions

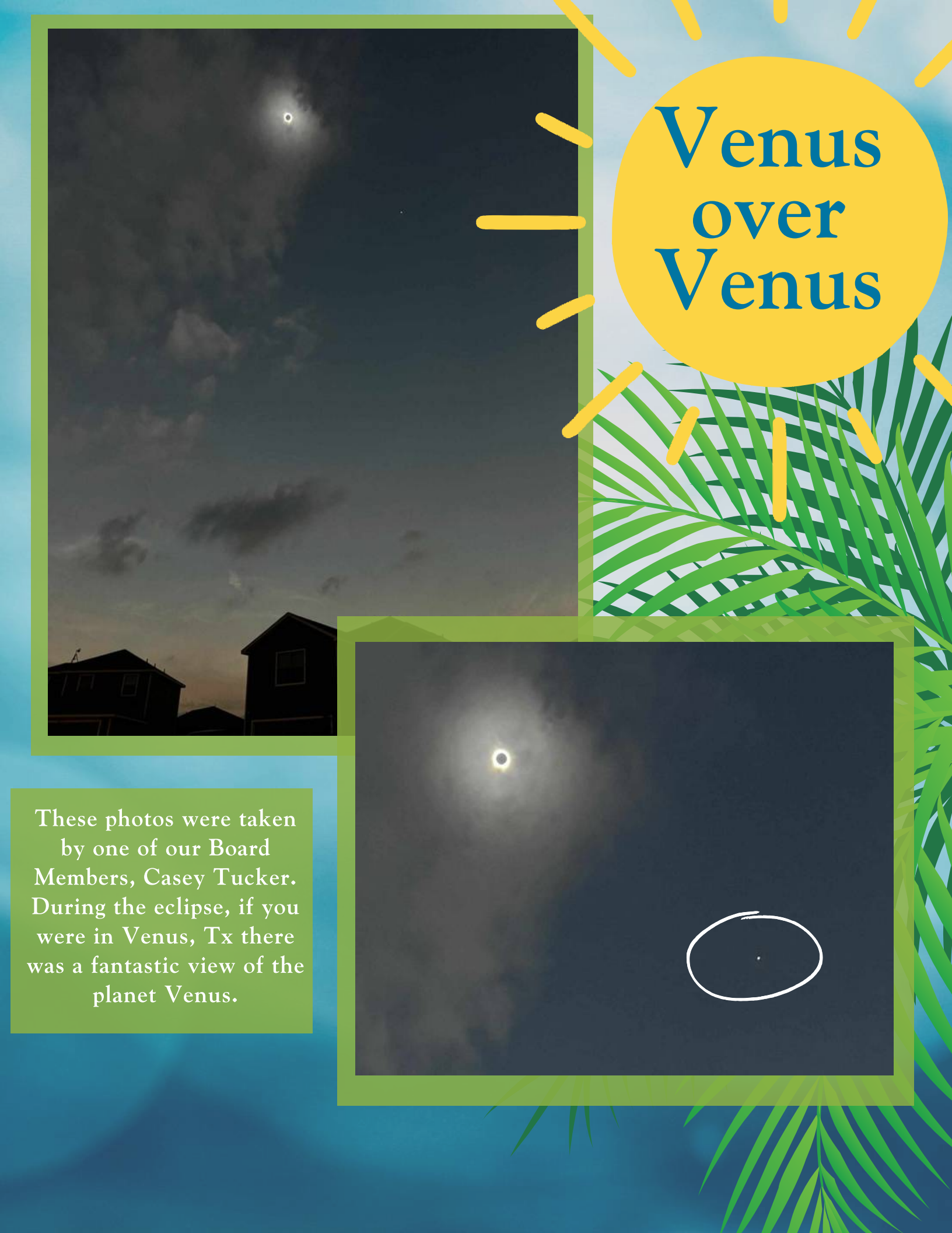


## City of Venus History

While Venus may be a small town, it's been used as a set in both movies and TV shows. Some of the more popular titles include the 1967 *Bonnie and Clyde*, 1985 *The Trip to Bountiful*, 1989 *Born on the Fourth of July*. Even more recently, an episode of the hit TV show *Yellowstone*, starring Kevin Costner, was filmed in Venus in 2022.



Sources:  
Mansfield News Journal  
Southern Living Magazine



# Venus over Venus



These photos were taken by one of our Board Members, Casey Tucker. During the eclipse, if you were in Venus, Tx there was a fantastic view of the planet Venus.





# ★ Patriot Estates HOA

## To the Venus High School Class of 2024,

Congratulations on graduation! As you go out into the world to college, trade school, the military, or join the work force - remember that Venus, and Patriot Estates, will always be here to welcome you home. As a community, we are so proud of each of you!

As you face life's changes and challenges, remember - no good story ever went "Once upon a time nothing ever happened, They lived happily ever after. The end."

Each new day you'll add to your story. So, when things get hard, or overwhelming, it's not a problem. It's just plot building!

With encouragement and pride,

The Patriot Estates Board of Directors & Management  
Team

# ★ Patriot Estates HOA

## May is... ALS Awareness Month

- May 4th: Star Wars Day
- May 6th: National Nurses Day
- May 9th: National Sleep Over Day
- May 11th: National Miniature Golf Day
- May 15th: Straw Hat Day
- May 18th: Spring Fling Outdoor Market
- May 20th: World Bee Day
- May 22nd: Sherlock Holmes Day
- May 23rd: Last day of School
- May 25th: Graduation Day!
- May 27th: Memorial Day
- May 31st: National Smile Day
- Next Compliance Inspection: June 3rd

## Community Reminders



Gentle reminder to pick up after our canine family members when they are out and about in the neighborhood.



### Portal Registration

Pay assessments online, see ACC status, contact your management staff, etc. <https://lswpm.cinwebaxis.com>.



### Trash & Recycling Collection

All garbage, recycling, and yard waste must be at curb by 7am on Wednesdays. Collection can occur anytime between 7am and 7pm. Please store garbage cans out of view of the community when it's not trash pickup.



### Bulk Trash

Bulk trash first Wednesday of the Month.



If your home sustains damage from weather, please reach out to management to give an estimated repair time.

## May Community Calendar

			1	2	3	4
5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28	29	30	31	

## Ice Cream

- 1½ cups milk
- 1½ cups heavy cream
- ⅔ cup sugar
- 1 tablespoon vanilla extract
- ⅛ teaspoon kosher salt



- Stir together your ice cream mixture and pour it into an 8-10 inch square baking pan.
- **FIRST FREEZE:** Place it in the freezer for 90 minutes. Remove from the freezer and whisk the mixture, scraping the sides of the pan and breaking up any frozen chunks. Return the pan to the freezer and continue freezing.
- **SECOND FREEZE:** Check it again after 45 minutes. Remove from the freezer and whisk the mixture, scraping the sides of the pan well. Use a sturdy whisk to whip the mixture a bit as it begins to freeze. Make sure you're scraping the edges completely every time. Return to the freezer as quickly as possible after whisking the mixture each time.
- **ADDITIONAL FREEZING STEPS:** Continue freezing the mixture, checking it again after 30 minutes. Remove from the freezer and whisk the mixture, scraping the sides of the pan well. Use a sturdy whisk to whip the mixture a bit as it begins to freeze. Make sure you're scraping the edges completely every time. Return to the freezer as quickly as possible after whisking the mixture. Repeat this process 2 more times, every 30 minutes. After a couple of hours, it should be thickening to a slushy soft-serve consistency.
- Continue breaking the ice cream up and stirring it for as long as you like. The longer that you whisk the ice cream and continue breaking it up as it freezes, it will create an airier or fluffier final product. Ice cream without a machine typically takes 3-4 hours to freeze to a soft-serve consistency.

# A RESIDENTS GUIDE TO Property Maintenance



## GRASS

Grass must be mowed, edged and free of weeds.

## CLEAN YARD

Yards should be well-kept, clean and free of loose trash and debris.



## TRIMMED TREES AND BUSHES

All trees must be trimmed at least 7ft above any sidewalk and 13.5 ft above the street, bushes should be neatly trimmed.

## VEHICLES

Junk and inoperable vehicles are not permitted. All vehicles must be parked on an improved surface. No vehicles are allowed to be parked on the grass or side yard.



## FENCES

All fences must be well maintained, no missing or broken slats or panels.

## OUTSIDE STORAGE

Shall not be located in the front yard and must be screened from public view. Furniture, appliances, and trash may not be stored outside.



## PAINT AND SIDING

Paint must be well maintained without chipping and siding must be intact.



## TRASH

Trash cans may not be set out at the curb before 6pm the day before collection, and must be removed by 7am the day after collection. Bins must be stored out of view of the street per City Ordinance.





## Community FAQ

### Payment Plans

HOA Assessments are due in January and July of each year. We understand that semi-annual payments are not right for everyone. If a homeowner needs to spread your payments out over time, that's an option!

Additionally, setting up a payment plan and remaining in good standing prevents late fees from accruing on the account.

Payment plans are also available to help get caught up on assessments and can be up to twenty-four months long.

Reach out to [accounting@legacysouthwestpm.com](mailto:accounting@legacysouthwestpm.com) and they can assist in setting up a payment plan that works for your budget.

### CC&R of the Month Hoops

5.12 Without the ACC's prior written approval, basketball goals and other recreational or sporting equipment may not be used, attached, mounted or installed in a front yard on a front driveway, in an unfenced portion of a side yard, or on the street side exterior portion of a dwelling. This prohibition also applies to portable goals and equipment. If the ACC grants approval for such equipment, the approval may be revoked if the equipment is not maintained or used or if it becomes unsightly.



What does this mean?



If recreational equipment is anywhere in front of the home, side yard, curb etc. it must have ACC approval and must be kept in good repair. This also applies to portable equipment. This applies to all recreational equipment including but not limited to basketball goals, soccer goals, volleyball nets, other sporting equipment, bicycles, scooters, etc.

# A Message from The Mayor

Concerning parking on Patriot Parkway and other areas, I remind you that the Texas Transportation Code 535.303 specifies that vehicles on a two-way roadway must park with their RIGHT-HAND wheels parallel to and within 18 inches of the right-hand curb or edge of the roadway.

Numerous complaints have been received about vehicles facing the wrong direction.

I want to inform you that we are starting a one week grace period (effective 4/29/24). Afterwards, the Police Department will enforce this requirement and address any public complaints as they are received.

Why is this rule in the Texas Transportation Code?  
Why is it illegal?

When you have parked facing the wrong way it means you have CROSSED traffic that is traveling in the opposite direction to park, which is unsafe. Then when you leave, you will have to cross that opposing lane in traffic which is, again, unsafe and also reduces your visibility to see incoming traffic.

That is all I have to address for now. I will update you all with any additional information as I receive it.

Thank you.  
-Mayor G.

