

**2016** November  
Edition

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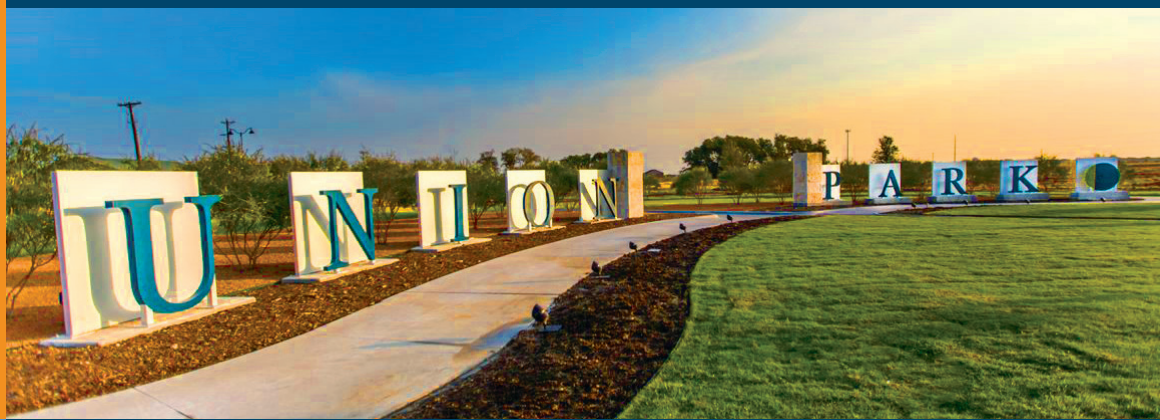
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# Union Park



## MANAGER'S Message



Hello. I would like to take this opportunity to introduce myself to all of the residents of Union Park. I have had the chance to meet several of you

at our events, or chatted with you on the phone, but for those of you who I have yet to meet, my name is Amanda Green. I am your direct contact for all questions regarding your Homeowners Association. Please feel free to contact me anytime.

As the General Manager for Union Park, I will strive to protect your investment and property values by maintaining the common areas, enforcing the Covenants, Restrictions and Conditions and by providing the best possible service for all homeowners.

I encourage you to stop by The Hub, grab a cup of coffee and say "hello."

## WELCOME THE *O'Neal Family*



Welcome the O'Neal Family to Union Park! Bryan and Tracie O'Neal have two sons, Kaden (age 12) and Cooper (age 9). The O'Neals joined the UP Community in June of 2016, and we are so happy to have them here! Bryan and Tracie have 30 years of experience in their professional fields. Bryan is the Defensive Coordinator at Braswell High School! Tracie is the head Cheer Coach at UNT and a National Sales Director for [cheerleading.com](http://cheerleading.com). Kaden and Cooper are currently playing football for the Game Time Bengals in Denton. Their favorite sport is football, but they also enjoy basketball, soccer, riding their bikes, playing Xbox and reading! Be sure to cheer on Coach O'Neal and the Union Park Football Players at the Braswell Bengal football games this season! Here are a few questions we asked the O'Neal Family to get to know them better:

**1. What is your favorite thing about Union Park?**

I love all the planned activities and I'm excited to eventually join them once football season is over.

**2. What is your favorite restaurant?**

That would be a toss-up between Mattitos, Blue Goose and Jake's in Frisco. We also love LSA Burger in downtown Denton.

**3. Tell us something unique about your family.**

Bryan and I raised my younger brother from the time we got married. He is 14 years younger than I am and was being raised by my dad as a single parent. After he passed in 2003, I took over custody. So we started life together with a teenager, but he has turned into more of a big brother for our boys...more than just an uncle. We REALLY miss having him down the street and we hope he will move this way soon. He did six years in the US Army and served two tours in Afghanistan. He is currently in the US Army Reserves still serving. We are pretty proud. Other than that, we are just a CRAZY BUSY family that loves college football and spending time together.

SAVE  
*the*  
DATE  
**12.01.16**



December 1st:  
Union Park Christmas  
Tree Lighting Party  
6:00-8:00 pm

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# DEVELOPER'S Corner

What an amazing start Union Park has had! 200 homes on the original 393 Phase 1 lots have been sold and we currently have 87 homeowners. Construction of Phase 2 is underway and will add 455 lots including all lot sizes, 50', 60' & 70'. The same great builders will be continue building on the new lots. The Phase 2 construction will complete Union Park Blvd. East and West and will provide access to Fishtrap Road. Development of Union Park Blvd. around The Park also finalizes the construction of the Pond on the North Side of The Cove. This Pond will be stocked and open for catch and release fishing in early 2018.



# Social Media

## KEEP UP with UNION PARK!

#WhatsUPatUnionPark  
#UnionParkTX



Facebook:

- Public: [www.facebook.com/UnionParkLiveSmart/](http://www.facebook.com/UnionParkLiveSmart/)
- Homeowner Page: [www.facebook.com/groups/UnionParkHomeowners/](http://www.facebook.com/groups/UnionParkHomeowners/)



Instagram:

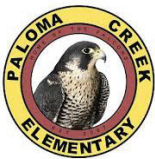
[unionparktexas](https://www.instagram.com/unionparktexas)



Twitter:

[@unionparktexas](https://twitter.com/unionparktexas)

# UP Union Park Proud



Paloma Creek Elementary likes to recognize their students after the 1st six weeks of school for their outstanding behavior. The students who exemplify exceptional behavior are recognized with a "Faithful Falcon" Award! We had five Union Park students at Paloma Creek receive awards in different categories. Union Park is very proud of you all for being great examples at school!



**Teague McCammon**  
5th Grade  
Overall **Faithful Falcon Award**



**Ainsley McCammon**  
4th Grade  
Overall **Faithful Falcon Award**



**Kyla McCammon**  
Kindergarten  
**Faithful Falcon Creative Thinker Award**



**Grant W.**  
5th Grade  
**Faithful Falcon Respect Award**



**Zach Wagner**  
4th Grade  
**Faithful Falcon Respect Award**



## TOWN of LITTLE ELM

**November 12:** Last Resort, a Texas Licensed to Carry Course, preps participants to get their concealed handgun license. Classes are Nov. 12 and Dec. 10 from 9 a.m.-2 p.m. at the Rec Center. Contact the instructor, Todd at [todd@lastresortdefensivehandguns.com](mailto:todd@lastresortdefensivehandguns.com) with questions.

Every Thursday: Youth Activity Night is for ages 8-13 from 6:30-8 p.m at the Rec Center.

The Kid Zone is for kids 6 months to 8 years old. Kid Zone is open 8:30 a.m.-12:30 p.m. Monday - Friday and 4:30-8:30 p.m. on Monday-Thursday. Kids may not stay longer than 2 hours a day in Kid Zone. Kid Zone is included in the price of a child's membership, or is \$2/day.

Visit: [www.lakefrontlitleelm.com](http://www.lakefrontlitleelm.com) for more information on Little Elm!

# FSRCONNECT

FirstService Residential hosts a website for your community at [texas.fsrconnect.com/unionparkresidential](http://texas.fsrconnect.com/unionparkresidential). You can:



- Check your HOA balance
- Access community forms and documents
- Fill out forms & submit
- Submit a Work Order

If you have not previously registered to use the site, you can obtain a registration code by contacting Amanda Green at 972.535.4567 or by email [amanda.green@fsresidential.com](mailto:amanda.green@fsresidential.com).

## UNION PARK Website

[UnionParkHOA.com](http://UnionParkHOA.com)

- Access Community Forms and Documents
- Access the Lifestyle Events Monthly Calendar
- Check out Recent Newsletters
- Sign up for the UP Weekly Email
- ICYMI: View the Weekly Email



# Live Smart PRINCIPLE

## Sense of Community

There is always something going on at Union Park. We provide an abundance of opportunities for neighbors to connect with one another each month. We strive to create environments where neighbors can gather, build relationships and gain a sense of belonging. Be sure to join in all the fun! Here are two great examples of the fabulous sense of community that has been created here at Union Park.



“Thank you to my neighbors, Bridgette Richardson Weiss and Alana Shellenberger Bookout, for the most AMAZING bridal day! Starting off by supporting me at my bridal gown fitting, then surprising me with a stunning Elisa Drusy Kendra Scott necklace and lunch at Del Frisco’s Grill, finishing off with champagne in a can! Thank you girls for making me feel so special!” –Kayla Roark

“Let me tell you guys about my neighbor Candy Horton! I have to brag on her for a bit. I was home alone with my two sick babies and she brought me milk to my door to help out. I am so grateful to live in a community with people who truly want to be friends! It has been so much fun so far! I can’t wait to make more memories with you guys!” –Brandy Craft



## DON'T FORGET to Obtain APPROVAL FIRST

Our governing documents require that the Association approve all proposed architectural changes before any work is started. The importance of this requirement cannot be overstated. Membership in a community association requires compliance to deed restrictions. One of the biggest advantages of these restrictions is the protection of our property values. The value of your home is directly related to the condition, appearances and aesthetics of our community as a whole. By regulating the kind and types of architectural changes that can be done, our Association is better able to maintain our property values. Getting our Association to approve all proposed architectural changes is not just a good idea to protect your investment, it is a requirement! If you have any questions, please do not hesitate to contact your General Manager.

Thank you for submitting your plans for any modifications to the exterior of your property prior to commencing work. By giving the Architectural Control Committee the opportunity to approve your plans, you are serving to promote the high level of taste, design, quality, harmony and conformity throughout the property consistent

with the standards set forth in your Covenants, Conditions and Restrictions (CC&Rs).

Projects that should be approved include, but are not limited to:

- Satellite Dish
- Fences
- Exterior Painting
- Home Additions
- Gazebos
- Patio Covers
- Play Equipment
- Pools and Spas
- Storage Buildings



To get a copy of your governing documents or ACC Form, visit [www.UnionParkHOA.com](http://www.UnionParkHOA.com) or contact your General Manager, Amanda Green who can answer any specific questions regarding your governing documents, violations and modifications.



# UnionPark

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