

Too Our Members:

Please be advised that the contractor of the Dollar General has reached out to the Board and asked if they could use N. Cattle Dr tomorrow morning for the pouring of concrete at the Dollar General site. We have informed the Contractor that this is Private Property that is paid for and maintained by the members of the Texas Acres Subdivision, and we have no obligation to grant them access. However, we do see the logic in their request.

The board understands that there will be damage to our easement due to the soft soil in the drains. There may even be damage to our Asphalt. There will be an inconvenience to our members, especially if you are leaving the subdivision between 5:00am-1000am tomorrow morning Thursday 12/22/22. However, the Board feels this is a safer option for our Members and the general public to use N. Cattle than forcing these trucks to use the Dollar General entrance on FM356.

The rise on FM356 in front of our subdivision is difficult enough to negotiate in the morning, without having Cement Trucks lined up waiting to deliver into the Dollar General. You also have general Traffic, and a 55mph speed limit

In addition to the Trucks entering the Dollar General, we will also have the Trucks exiting the Dollar General and as they exit, they will track mud and debris onto FM 356 when they leave, this will become an additional hazard for the public and our members entering and exiting the subdivision, due to the new ground work and rain that we have had.

The Contactor has assured us that they will address any damage that may happen, to our roads or Easements, and appreciate the decision we have made to allow them access on our members behalf.

Tomorrow, Thursday 12/21/22 from 5:00am – 10:00am, there will be a Cement Pump Truck parked on N. Cattle in front of the Dollar General Construction Site, receiving Concrete from 15-20 Concrete Trucks.

They will most likely block one lane on N. Cattle between Longhorn and Braford, plus the additional traffic of the delivery trucks.

If you remember, please consider exiting the subdivision by driving around E. Cattle to N. Cattle (Counterclockwise) or alternatively use Shorthorn to Braford.

If parents are waiting for the School Bus to arrive in the morning, please wait on the coffee shop side.

We appreciate your understanding of this situation and thank you for your patients.

Regards,

The Board