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## VIRIDIAN

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**For All Members of the Community, the Dues include payment for the following:**

- Professional Community Management
- Annual Preparation of Federal and State Taxes; Filing Annual Corporate Registration
- Common Area Insurance
- Common Area Electricity
- Irrigation and Landscape Maintenance/Expenses for the Common Areas
- Common Area Mulch for All Areas Two (2) Times per Year
- Individual Landscaping Maintenance for Townhomes
- Individual Mulch for Townhomes Two (2) Times per Year
- Seasonal Flower/Color Two (2) Times per Year for Common Areas
- Water and Sewer for Common Area
- Property Taxes for Common Areas
- Maintenance of Association Perimeter Fencing and Detention Pond Maintenance
- Maintenance of all Fencing Installed by the Builders
- Irrigation Repairs for all Areas to Include Setting Times and Repairs
- Maintenance of Community Signage
- Dog Station Maintenance (if applicable)
- Long Term Savings for Common Areas
- Master Insurance Policy on the Building/Structure
- Exterior Building Maintenance per CC&Rs

**Quarterly dues are \$677.75 (\$245 regular assessment and \$432.75 townhome assessment), which equates to approximately \$226 per month.**

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**Viridian | (972) 837-7668 | 1300 Island Vista Drive | Arlington, TX 76005**

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HOA Dues listed here are approximate. Prices, product, specifications, amenities, square footage, and availability are subject to change without notice. 9.3.21