

February 19, 2026

KIRBYWOODS SUBDIVISION TREE/FENCE PROJECT

HOMEOWNER NOTIFICATION

To: KIRBYWOODS SUBDIVISION HOMEOWNERS

RE: Replacement of perimeter fencing Kirbywoods HOA

The existing wood fences along Kirby and Old Kirby roads the East Fence adjacent to TLV City Park and the fencing around the pool/club house are being replaced. This project is expected to last about 4-6 weeks depending on weather with an expected start date in mid-February.

* Starting 23 Feb 2026 the Fence contractor may start REPLACEMENT OF FENCE STARTING AT TLV Park going north toward Old Kirby. **Please provide the contractor (Tidal Fence) with a contact phone number so they can contact you if needed.**

TIDAL FENCE 281-738-1022 TidalFence@yahoo.com

Construction Process Homeowner Requirements

- * All of the wooden portions of the fencing will be replaced
- * The contractor, Tidal Fence and Construction, will demolish and replace the fence as they progress to limit the amount of time any section is left open
- * Homeowners should clear the construction area of any items/debris to facilitate construction. The contractor will have to push any remaining debris onto the homeowner's property
- * The contractor will reattach any side-yard fences to the new fence as best they can; however, they will not rebuild the side yard fence if it is rotten or in need of replacement.
- * The contractor will put up barricade material where fence sections are left open overnight or on weekends
- * one 2x12 "rot board" will be installed directly underneath the fence. This board may or may not entirely close the gap between the bottom of the board and grade level; the homeowner may need to add additional wood or dirt to contain pets, children etc. any additional dirt SHOULD NOT be piled against the rot board installed by the contractor.
- * Any pets in the backyard need to be restrained or a temporary fence used to keep them within the yard and out of the construction work area. The contractor's barricade fencing may not be adequate to restrain some pets (or children). Homeowners responsibility must provide additional arrangements for their pets/children if needed.
- * After installation, to maintain the life of the new fence, homeowners are asked to not pile debris against the fence , or impact the stability of the fence.
- * No breaches or gates allowed .

Prior to beginning the work on the Replacement, the contractor will contact homeowners. Your name, address, email and telephone contact information will be shared with the contractor if provided.

Thank You for your cooperation. These upgrades should have a positive impact on the property values in our adjoining neighborhoods .

QUESTIONS/CONCERNS: please contact Kirbywoods HOA Board Member (director2 Pamela Perry at JPerry2337@reagan.com or leave your name, contact number, and brief msg for a callback at 281-413-4741)

NOTE: Any side yard fence work can be arranged to be done directly through the same contractor at the homeowner's election but will be billed to the homeowner separately.

Tidal Fence & Construction

(281)738-1022

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