



Setting a Higher Standard

Woodforest Chesmar - Cheswood Forest Utility and Other Set-up Information

The following information is offered for your convenience as a guide in establishing the various utility services and other services at your new home. The information is what is currently known as of 1/1/2018 and may be subject to change.

Chesmar gives you 3 business days from closing to have your basic utilities (water, electricity and natural gas) set up in your name. It is suggested that these utilities be contacted no later than a week before closing to get the transfers on schedule.

In most cases the various services can be established on-line through their web sites. If you do not have access to a computer, the utilities/services should be contacted directly for further assistance in establishing new service.

BASIC UTILITIES

Water and Electricity

Mid South Synergy
22490 Hwy 105 West
Montgomery, TX 77356
(936) 825-5100

www.midsouthsynergy.com

Natural Gas

Gas Energy, LLC
(Texas Gas Utility Services, Inc.)
9750 FM 1488
Magnolia, TX 77354
(281) 252-6700

www.txgas.net

OTHER SERVICES

Sewer and Trash Collection

Municipal Operations
& Consulting, Inc.
27316 Spectrum Way
Oak Ridge, TX 77385
(281) 367-5511

www.municipalops.com

Municipal Operations administers the sewer and trash collection for Montgomery County MUD 113. The actual garbage pick-up is sub-contracted to Waste Management. Trash and recycling collection is on Friday's in Woodforest. For initial delivery of your trash containers, contact Waste Management at (713)-686-6666.

Internet, TV and/or Phone

Consolidated Communications
350 South Loop 336 West
Conroe, TX 77304
(936) 756-0611

www.consolidated.com

At this time, Consolidated Communications is the only provider in Woodforest for connected internet, phone and/or TV service.

US Postal Service

Montgomery Post Office
20821 Eva Street #H
Montgomery, TX 77356
(936) 597-8099

www.usps.com

Your mailing address is Montgomery, Texas 77316 and is handled out of the post office above. This is the main facility where you can mail items, purchase stamps, etc.

To get your assigned cluster mail box and keys, you should contact:

Montgomery Post Office Carrier Annex
21359 Eva St.
Montgomery, TX 77356
(936) 597-4222

Homeowner's Association

First Service Residential
Homefinder's Lodge
Cobi Barnett
101 Elk Trace Parkway
Montgomery, TX 77316
(936) 447-2830

www.fsresidential.com

To obtain Pool Cards, Welcome Packet, and Association Emails you will need to go to the above office after closing with your closing documents in hand. First Service will then update their profile to the correct owner, issue pool cards and your welcome packet and ask if you would like to be added to the email distribution list for association emails. It is suggested that you call in advance to ensure that you are in and out in a timely fashion.

If you do not wish to immediately go in to their Woodforest office, the title company will send a copy of your closing documents to the First Service Houston office closing department to update their profile. A welcome packet will be mailed to you. This could take up to a month.

**Cheswood Forest
Community Association Inc.**

First Service Residential
2204 Timberloch Place, Suite 180
The Woodlands, Texas 77380
(713) 932-1122

www.fsresidential.com

Michelle Walsh – Portfolio Manager
Michelle.Walsh@fsresidential.com

Sophia Ackerman – Community Administrator
Sophia.Ackerman@fsresidential.com

Cheswood Forest (Chesmar Townhomes) has a separate association, Cheswood Forest CAI. The association was created to establish mutually beneficial restrictions to protect the value and desirability of Cheswood properties, oversee physical maintenance of common areas, handle owner service requests, etc. When you purchased your townhouse at Cheswood Forest, you automatically became a member of the Cheswood CAI. CAI fees are \$95/ month and are due the 1st of each month. You should contact Ms. Walsh or Ms. Ackerman for instructions on how to register as a homeowner with the CAI.

Real Estate Taxes

Montgomery County Appraisal District
109 Gladstell Street
Conroe, TX 77301
(936) 756-3354

www.mcad-tx.org

Texas State law provides for a variety of exemptions from property tax for property owners that qualify for the exemption. These exemptions generally offer a partial reduction in appraised values used to determine local property taxes and vary by taxing entity. If your new Chesmar home is your primary residence, you are entitled to a general Homestead Exemption and this should be applied for. To apply for this exemption and any others you qualify for, go to the above web site and click on "Forms" on the navigation bar. Then scroll down to the "Residence Homestead Exemption Application" pdf form. Follow the directions on the form and take the completed form to the above Appraisal District office.

Texas Driver's License

Texas Department of Public Safety
Conroe DPS Office
2 Hilbig Road
Conroe, TX 77301
(936) 442-2810

www.dps.texas.gov

**Vehicle Registration
and Texas License Plates**

Texas Department of Motor Vehicles

www.txdmv.gov

Necessary forms are available online or at the local tax office. Completed forms are then taken to a Montgomery County Tax office.

Main Office: 400 North San Jacinto Street
Conroe, TX 77301
(936) 756-0571

West Annex 19380 Hwy 105 West (closest to Woodforest)
Montgomery, TX 77356
(936) 788-8378

Voter Registration

Texas Secretary of State

www.votetexas.gov

Woodforest Resident Website

www.woodforesttx.com

Facebook

www.facebook.com/groups/WoodforestNeighbors

The facebook Woodforest Neighbors site is a good source of general information relating to living in Woodforest. You will find what is going on in your neighborhood as well as recommendations for services, vendors, restaurants, etc.