

Richland Park Estates Homeowner's Association

T S A U P D A T E S

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If there is any good news about the partial Government shutdown is that Dallas Love Field and Dallas International wait time have remained at an average of 1.5 hours to get through security. This is quite a difference compared to other TX airports like Houston Hobby and Houston International with average wait times of up to 3 hours.

However, North TX TSA recommend that you arrive with at least 90 minutes to get through security even though the peak times have been about that long as noted earlier.

At the time of this writing the wait time was only 7 minutes. You are urged to check with sites like On Air Parking [>>> HERE <<](#) and news sites like CNN have a banner on

the bottom of the website with average wait times.

Dallas Love Field has opened a site dedicated to helping TSA agents weather this mess by creating guidelines and hosting a drop off site. The date for drop off started March 20th and will continue until the crisis has ended. However, they urge you to call before making the drive to Dallas Love Field if you don't already have a flight planned. Hours are Monday to Friday from 8 a.m. to 8 p.m. For real time information call 214-459-3900. You can also use that line if you are interested in a monetary donation or large non-monetary material. The drop off is at the parking area

north of the Spirit of Flight Plaza off Contrail Lane. The easiest items to donate are non-perishable foods, personal hygiene products, gas/grocer combo gift cards (especially those from Grocery Stores that have both grocery and gas refill facilities). Also, many TSA have young children and pets that may help you decide what you can give to make an effort. Most airlines unions are also facilitating donations. The bigger unions are AFGE (union # 1040 represents Texas), and then there is United Federation LEOS-PBA.

Lastly the Texas Commercial Airports Association has provided ways to support. The site is [>>> HERE <<](#). Do not give directly to TSA agents.

We might as well assume that the travel issues we are seeing will resurface again and that we are headed into an unfortunate new normal. The benefits are worth the application fee and process. Namely, but not limited to: Reduced Wait Times, Can include Families, and opting in to TSA Touchless.

The TSA PreCheck® website is

T S A P R E C H E C K

[>>> HERE <<](#). The TSA Precheck through CLEAR is super easy.

Step-by-Step Process to Get TSA PreCheck

Apply Online: Complete the online application, which takes about 5 minutes, providing basic personal information.

Schedule an Appointment: Choose an enrollment center for a brief, in-person appointment (fingerprinting and background check). Walk-ins are accepted at some locations, such as Staples or Office Depot.

In-Person Visit: Bring proof of

Citizenship and valid photo ID.

Wait for Approval: After a background check, you will receive your KTN in 3–5 days, though it can take up to 60 days in some cases.

Add Your KTN: Add your KTN to your airline profiles.

P R E S I D E N T ' S L E T T E R

Hello Neighbors, I hope you are well and safe.

I never imagined that I would see \$3.51 gas price a gallon to fill my vehicle. I shop Kroger fairly regularly and find myself purchasing off brand items.

I try to stretch my dollar sometimes BUT now more than ever. I now find myself buying more regularly at Aldi's. Times are changing and we all have to adapt accordingly.

Get all the bang for your buck if you can. Wise and smart shopping to help stretch your budget and get the most.

Our RPENA dues offer a great value for every neighbor who wants to stretch your hard earned money. For only \$110.00 dollars a year we get a lot of value for all of these below:

- 1 Security cameras for our neighborhood surveillance, smile!
- 2 Pay for weekly mowing of common areas April thru October.

- 3 Pay association water bills.
- 4 Pay the association electric bills,
- 5 The building of financial reserves for either maintenance or upgrade expenditures.
- 6 Amazing neighbors who volunteer time, and personal money to always help the association. THANK YOU ALL SO MUCH!!!

I thank every single neighbor who helps support RPENA, to help keep property values up and help one another, I do not know of anything more valuable for the price of our yearly dues. We also have a web site RPENATX.ORG which is also monitored and kept up just exclusively for our neighbors. The web site has a wealth of information. Again done and performed by a former President, Laura Bigi. THANK YOU SO MUCH!!

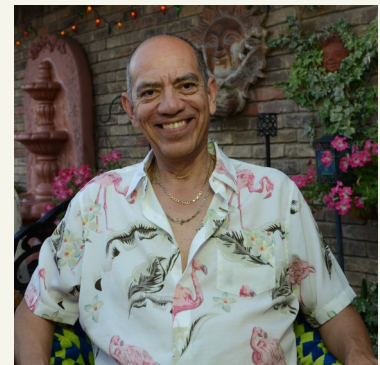
Our neighborhood association is a small nested jewel and it takes everyone to collectively help support financially and volunteer.

We are all looking for great value in everything from vehicles, food items, and

clothes WE ALL ARE. I am asking for your continued support to keep our neighborhood safe and welcoming.

I hope and pray you and your family are safe. Times are changing very rapidly. Technology is at warp speed. Let's keep our neighborhood shining.

Thank you RPENA volunteer Board!
Sam Puentes, RPENA President



"The earth laughs in flowers." — Ralph Waldo Emerson

"Sorry for the things I said when it was winter." — Unknown

M E E T T H E O F F I C E R S F O R S E P T 2 5 - 2 6 .

President	Sam Puentes	Beautification	Cindy Gautreaux
Vice President	Maria Tran	Crime/Safety	Diane Mott
Treasurer	Brooks Snyder	Secretary	Carol Eardley
Membership	James Hambay	Member At Large	Linda Chieng
Activities	Meghan Slavings	Newsletter	Tim Gallegos

HAPPY SPRING JANUARY 2026 NEWSLETTER

Spring into Your Backyard: Cultivating Your North Dallas Oasis

As the last frost fades and the Texas sun begins to warm, it's time to reclaim our outdoor spaces. Whether you have a green thumb or just a love for a great patio view, spring is the perfect moment to breathe new life into your backyard.

1. Plant for the Heat (and the Pollinators)

Our North Dallas climate can be tough, so choose plants that love the sun as much as we do. Consider incorporating native Texas perennials like Black-eyed Susans, Texas Sage, or Autumn Sage. Not only are they drought-tolerant once established, but they are magnets for local butterflies and hummingbirds.

2. The "Pre-Summer" Prep

Before the triple-digit temperatures arrive, give your garden a fighting chance:

Mulch, Mulch, Mulch: A 2-3 inch layer of hardwood mulch helps retain moisture in our clay-heavy soil and keeps root systems cool.

Check the Irrigation: Now is the time to test your sprinkler heads and drip lines for leaks or clogs before you really need them.

3. Elevate Your Outdoor Living

Backyards aren't just for plants—they're for people. Small upgrades can make your patio feel like a vacation spot:

Ambient Lighting: String up some Edison bulbs or solar-powered path lights to extend your evenings outdoors.

Comfort is King: Refresh your outdoor cushions or add a small bistro set for your morning coffee.

Nature's Soundscape: A simple bird bath or a small solar fountain adds a soothing sound that can mask neighborhood traffic.

4. Share the Bounty

Do you have extra seedlings or are you dividing your perennials this year? Reach out to a neighbor! One of the best parts of our community is watching it grow together.

Happy gardening, neighbors!



"To plant a garden is to believe in tomorrow"
(Audrey Hepburn)

WHAT TO PLANT IN APRIL?

Vibrant Annuals: Now is the time to sow seeds for Zinnias, Marigolds, and Cosmos directly into your beds. For instant color, look for transplants of Lantanas (like the heat-loving Dallas Red) and Pentas, which thrive in our full-sun spots.

Resilient Perennials: Establish Purple Coneflower (Echinacea) and Salvia early in April. These natives are adapted to our clay soil and will reward you with blooms all summer while supporting local pollinators.

The Vegetable Patch:

Transplants: Get your Tomatoes and Peppers in the ground

immediately if you haven't already.

- **Seeds:** Directly sow Cucumbers, Summer Squash, and Cantaloupe.
- **Coming Soon:** Wait until mid-to-late April for Sweet Potato slips and Okra, as they prefer even warmer soil.

What to do about the little thieves (squirrels): Surround your garden with a frame covered in chicken wire or hardware cloth, ensuring the top is also closed. A mesh size of 1/2 inch or smaller is ideal to prevent them from squeezing through.

MEMBERSHIP REPORT – JIM HAMBAY

Some people want nothing to do with HOA's as they have heard too many stories of their excessive efforts to control things like the color you choose to paint your front door. Your Richland Park Estates Neighborhood Association (RPENA) is **NOT** that!



We exist solely to preserve the value of our neighborhood and your investment in your home. We have no authority to force you to join nor deny your paint colors. We endeavor to maintain an attractive entrance to our community and foster an atmosphere of safety and community. We are an all volunteer group of neighbors who **LOVE** their neighborhood.

Our annual membership dues are extremely affordable at \$110/year (\$9.16/mo, \$2.11/wk, or 30 cents/day). That money is used to pay water bills, electric bills, mowing bills, security bills and finance special projects. For example: we are unique in our area of the metroplex to have a neighborhood entrance well lit with 4 downward directed lights in each of the two large heritage live oak trees plus 2 additional lights shining on a custom made steel planter box of agaves identifying us as “**RICHLAND PARK ESTATES**”.

Less noticeable is the fact that we were the first area neighborhood to install security cameras to monitor traffic on our streets and alleyways. Over the nearly two decades of use we have gradually upgraded the system as the technology improved. We are now considering another upgrade to cameras that can capture sound as well as video. We believe the existence of these cameras has discouraged crime in our community.

We endeavor to provide opportunities for neighbors to meet neighbors. In RPE's early years, most neighbors were young couples with children. Today we are vastly divergent in ages (working & retired), races (from all parts of the world), religions, etc.. Still we try to bring us together with our Spring Picnic (May 17), National Neighbors' Night Out (Oct 6) and Winter Holiday Party (TBA). This newsletter and our website (RPENATX.org) also help to connect us.

In August we will be electing officers at our annual membership meeting to serve for the next fiscal year Sept-Aug. We are a small neighborhood compared to those around us with only 144 single family homes and 60 mainly rental duplexes. Of those, only 72 are members of RPENA. The President, Vice President, Secretary & Treasurer will be elected that night. These remaining positions are appointed: Membership, Security, Social, Newsletter, Website plus 8 Block Captains who assist with the Sept-Nov membership drive. Many of our community leaders are more than ready to pass the torch to someone else. **We need NEW eyes, NEW ideas, NEW leaders. Please contact us if you would like to help.**

TREASURER'S REPORT

RICHLAND PARK ESTATES NEIGHBORHOOD ASSOCIATION

February 2026 Treasurer Report -- Final for the Month

(Cash Basis)

	SEP	OCT	NOV	DEC	JAN	FEB	ACTUAL TOTAL
TOTAL CASH ON HAND -- BEGINNING	3,091	5,636	9,455	10,461	10,303	8,473	
TOTAL INCOME	2,940	4,430	1,100	225	110	-	8,805
EXPENSES							ACTUAL TOTAL
Social Committee		458		302			759
Beautification Committee							-
Dues, Taxes, & Legal	16	16					32
Electricity (Ambit Energy)	35	36	36	25	48	37	216
Membership Committee							-
Grounds Maintenance @ \$48 + tax					1,452		1,452
Miscellaneous Repairs							-
Security-Camera System Serv \$7.50/mth/camera +tax (1 yr due Mar)							-
Security-Camera System Repairs					390		390
Security Camera Upgrade							-
Security-Dallas Police Services							-
RPENA Web Hosting (2 yr + domain annual)	15						15
Special Projects							-
Water (5 bills)	328	103	58	57	50	37	633
TOTAL EXPENSES	394	612	94	383	1,940	74	3,497
ENDING CASH ON HAND	5,636	9,455	10,461	10,303	8,473	8,398	
PRIOR YEAR ENDING CASH ON HAND	10,126	11,051	11,649	10,088	9,846	9,894	

LOCAL EVENTS OF INTEREST

1. North Dallas Community Clean-Up Day
Date: Saturday, April 12 **Time:** When ever you can help in your neighborhood.

This is an opportunity to not only clean up your own yard and space, but to help walk the alleys picking up trash and other debris. This date has an unofficial TX community clean up event. Other neighborhoods might have their own date. Our board has not declared a specific Richland Park community clean up date so we will go with April 12th until it is defined.

2. Art in the Park: North Dallas Makers Market
Date: Sunday, April 20 **Time:** 11:00 AM – 4:00 PM **Location:** Valley View Park, 7000 Valley View Ln., Dallas, TX 75240

This open-air market features local artists from North Dallas, Addison, and Richardson. Expect handmade jewelry, ceramics, candles, baked goods, and small-batch crafts. Live acoustic music will play throughout the day, and food trucks will be stationed near the Preston Rd. entrance. Parking is available in the main lot off Valley View Ln.

3. Paws & Play Pet Adoption Event
Date: Saturday, April 26 **Time:** 10:00 AM – 2:00 PM **Location:** North Dallas Community Center Lawn, 13370 Branch View Ln., Dallas, TX 75243

In partnership with Dallas Animal Services, this event brings adoptable dogs, cats, and small pets to the neighborhood. Adoption counselors will be on-site to answer questions, and volunteers can help walk dogs or assist with setup. A donation bin will be available for pet food, blankets, and toys.

4. Preston Hollow Neighborhood Bike Parade
Date: Sunday, April 27 **Time:** Line-up at 2:30 PM; Parade begins at 3:00 PM
Starting Point: Corner of Edgemere Rd. & Aberdeen Ave. **Route:** Loops through Edgemere, Lupton, and Preston Hollow Blvd., ending at Preston Hollow Park

Families are encouraged to decorate bikes, scooters, wagons, or strollers. Judges will award prizes for "Most Creative," "Best Theme," and "Funniest Ride." Lemonade and popsicles will be served at the finish line near the playground.

THE NORTH TEXAS GARDEN GIMLET



A sophisticated (yet simple), botanical cooler for backyard sipping.

Ingredients:

- 2 oz Gin (or Vodka if you prefer a cleaner finish)
- 1 oz Fresh lime juice
- 3/4 oz Simple syrup (or agave nectar)
- 3-4 Slices of fresh cucumber
- 5 Fresh basil leaves

Instructions:

Muddle: Drop the cucumber slices and 4 basil leaves into a shaker. Muddle them thoroughly to release the oils and juices.
Shake: Add your gin, lime juice, simple syrup, and a handful of ice. Shake vigorously for about 15 seconds until the shaker is frosty.
Strain: Double-strain (to catch the bits of basil) into a chilled coupe glass or over fresh ice in a rocks glass.

Garnish: Slap the remaining basil leaf between your palms to release its aroma and float it on top with a thin cucumber ribbon.
Host Tip: If you're making a batch for a neighborhood gathering, you can infuse your simple syrup with basil ahead of time to keep the flavors consistent without all the muddling.



COMING SOON!



Spring Picnic!

May 17 • 4-6 PM

Neighbors of all ages invited for
Fun, Food & Community!

**Hot Dogs & Popcorn
Provided by the RPENA!**

Bring a Dish to Share!

— Potluck Items Welcome! —

ABOUT US

Richland Park Estates Neighborhood Association

RPENA is an all volunteer group of dedicated neighbors, like you, invested in keeping Richland Park Estates a wonderful place to live.

The RPENA Mission Statement:

The purpose for which this association is organized and operated is to protect and enhance the safety, integrity, beauty, quality of life, and home values of the community.

RPENA is a non profit community association established in 1980. We are governed by an established set of bylaws and operated by its elected board members.

RPENA aims to preserve the architecture and appearance of the entry way and common areas of the community to be enjoyed by the general public.