



Homeowner Guide

Watermill

Sales Center - 737-265-1177

Utilities

GAS:
Centric™ Gas/Unigas
281-252-6700

ELECTRIC:
Pedernales Electric Cooperative (PEC)
512-331-8883

WATER:
County Line Special Utility District
512-398-4748

CABLE/INTERNET:
Centric Fiber
877-342-7270

Police

Hays County Sheriff's Office
512-393-7800

Kyle Police Dept.
512-268-0859

Fire

Kyle Fire Dept.
512-268-3131

Post Office

555 Veterans Dr., Kyle, TX 78640
512-268-5541

Schools

Hemphill Elementary School
3995 East FM-150, Kyle, TX 78640
512-268-4688

Simon Middle School
3839 East FM-150, Kyle, TX 78640
512-268-8507

Lehman High School
1700 Lehman Rd., Kyle, TX 78640
512-268-8454

Homeowner's Association

Preferred Association Management
pamcotx.com
PAMco@PAMcotx.com
512-918-8100

HOA: \$47/month

Paid at Closing:
\$100 Working Capital Assessment
\$375 Resale Certificate
\$200 Transfer Fee (Prorated Annual Assessment, Transfer and/or Conveyance Fees as Applicable)

Taxing Authority

Hays County Tax Assessor's Office
712 S. Stagecoach Trl., Ste. 1120
San Marcos, TX 78666

Contact:
Jennifer Escobar
512-393-5545

Tax Rate:
2.03107% of the appraised value of the property*

Public Improvement District

Assessment amount is due annually, payable to the City of Umland and subject to change.

For information about amount and due date, contact the City of Umland or:

P3Works, LLC
PID Administrator
817-393-0353
admin@p3-works.com

Notes:

KB Home Warranty

866-262-7623
austincs@kbhome.com

KB Home App

Your convenient go-to resource for:

- Appointment reminders
- Maintenance notifications
- Seasonal home maintenance
- Warranty documents

kbhome.com/customer-app

888-KB-HOMES | kbhome.com

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*Real estate taxes for homes are determined by multiplying the annual local tax rate by the appraised value of the property, which value may not be the purchase price of the property. It is advisable for buyers to contact the local tax assessor's office for the most current information as it is subject to change.

