



# TOWNHOMES AT THE GROVE

**Welcome Packet**

3901 Plantation Grove Mission, TX 78572

(956)284-8805



# WELCOME HOME!

It's all here...Welcome to Townhomes at the Grove - where urban living meets the beauty of nature. Our pet-friendly community offers modern features including two-car garage, granite counter tops, and stainless steel appliances. With convenient access to shopping centers, parks, and entertainment just outside your doorstep, our townhomes provide the perfect balance of comfort and convenience. Come experience the best of both worlds at Townhomes at the Grove.



Pet-Friendly



2-Car Garage



Stainless  
Steel Appliances



# General Rules and Procedures

- Residents will be given 2 keys and 2 garage remote controls and must return at the end of the lease.
- There is a \$50 fee to replace a lost remote
- No decorating/ holes in the wall
- Visitors to park on the street, no blocking main driveway
- No smoking or grilling, no firepits, no campfires, no portable butane or propane burners, no candles
- No unattended pets, no feeding stray cats
- No loud music after 10pm
- No trashbags left outside door
- No self-installed cameras or alarm systems
- No door-sound alarms

# USING DOORLOOP:

At Townhomes at the Grove, we are committed to providing our residents with a seamless and convenient living experience. That's why we have partnered with DoorLoops, a state-of-the-art property management software, to streamline rent payment and maintenance request processes. With DoorLoop, managing your rental obligations and addressing maintenance needs has never been easier.

## RESIDENT PORTAL: [RENTALS.KILLAMDEVELOPMENT.COM](https://rentals.killamdevelopment.com)

### RENT PAYMENT:

Say goodbye to the hassle of writing checks or visiting the leasing office to pay your rent. DoorLoop offers an intuitive online portal that allows you to submit rent payments securely and conveniently. Whether you prefer to set up automatic monthly payments or make one-time payments, DoorLoop's secure platform ensures your financial transactions are handled with the utmost privacy and security.

- 1.) Automated Payments: Set up recurring payments to ensure your rent is paid on time every month.
- 2.) Secure Transactions: Rest easy knowing that your payment information is encrypted and protected.
- 3.) Payment Reminders: Receive notifications to help you stay on top of rental obligations.
- 4.) Payment History: Access your complete payment history and receipts for your records.

### MAINTENANCE REQUESTS:

We understand that prompt maintenance is crucial for your comfort and satisfaction. DoorLoop's maintenance request feature allows you to submit and track maintenance requests online, ensuring that any issues in your townhome are addressed quickly and efficiently.

- 1.) User-Friendly Interface: Submitting a maintenance request takes just a few clicks.
- 2.) Real-Time Updates: Stay informed with automatic notifications about the status of your maintenance request.
- 3.) Photo Attachments: Include photos to help our maintenance team understand the issue better.
- 4.) Timely Responses: Our maintenance team will promptly review and address your requests to ensure your townhome remains in excellent condition.



# PET POLICY:

At Townhomes at the Grove, we understand that pets are important members of your family, and we are pleased to offer a welcoming environment for all our residents. Our pet policy has been designed to ensure a comfortable and enjoyable living experience for all residents while maintaining a clean and safe community. Please review the following guidelines if you plan to bring a pet into our townhome complex.

**\* By signing your lease, you agree to the pet policy outlined below.**

## PET ELIGIBILITY:

We welcome pets that are up-to-date with their vaccinations and proper licensing.

## PET RESPONSIBILITIES:

- 1.) Pet owners are responsible for maintaining up-to-date records of vaccinations and licenses for their pet.
- 2.) Pets should be on a leash and under control while in common areas.
- 3.) Pet owners must promptly clean up after their pets both within their private townhome and in common areas.
- 4.) Pets should not be left unattended on balconies, patios, or in yards.
- 5.) Excessive noise from pets should be minimized to ensure a peaceful environment for all residents.

## PET ETIQUETTE:

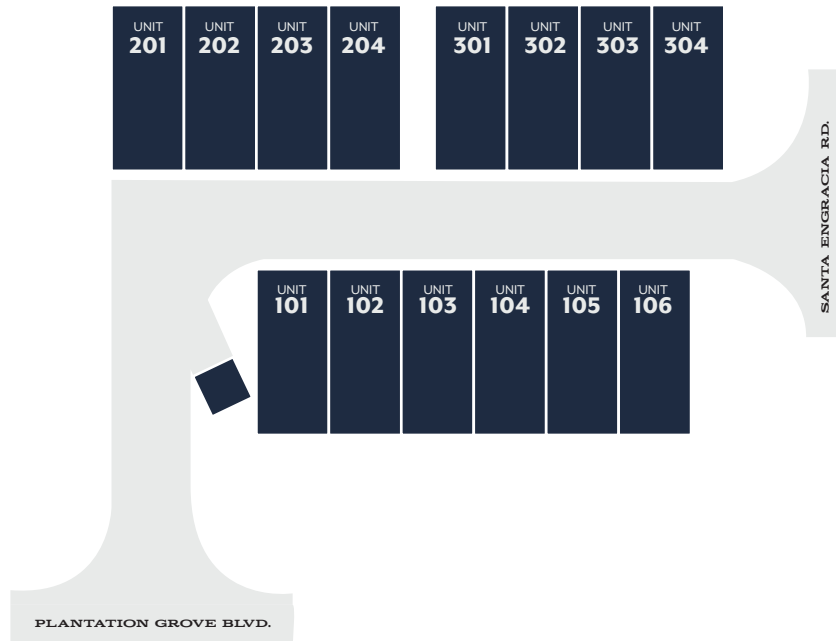
- 1.) All pets must be well-behaved and not display aggressive or nuisance behavior.
- 2.) Any instances of aggression or harm towards other residents or pets will result in immediate action, which may include removal from the complex.
- 3.) Pets should not disrupt the living experience of other residents. Excessive barking, howling, or meowing should be addressed promptly.

## ENFORCEMENT:

- 1.) Failure to adhere to the pet policy may result in warnings, fines, or other actions deemed necessary by the property manager.
- 2.) Repeated violations or severe breaches of the policy could lead to eviction from the townhome complex.

By following these guidelines, we aim to create a harmonious and pet-friendly environment where all residents, whether they have pets or not, can enjoy their time at Townhomes at the Grove. If you have any questions or need clarification on any aspect of our pet policy, please don't hesitate to contact the property management office. We look forward to having you and your furry friend as part of our community!

# COMMUNITY MAP



# FLOOR PLAN

FIRST FLOOR



SECOND FLOOR



**3 BEDROOMS | 2.5 BATHROOMS | 2-CAR GARAGE**

# INTERIOR UNITS

