

COLTON

HOMEOWNERS ASSOCIATION INFORMATION

COLTON RESIDENTIAL ASSOCIATION

Managed by: Crest Management Group

ANNUAL HOA DUES (due Jan 1st each year): \$1440

1 TIME FEES DUE AT CLOSING:

- Capitalization Fund Fee - \$1440
- Enhancement Fee - .5% of Sales Price

TAX RATE FOR 2025 - 3.0831%

Montgomery County - 0.3790

County Hospital District – 0.0497

Magnolia ISD – 0.9595

Montgomery Co. ESD 10 – 0.0873

Lone Star College – 0.1076

COLTON MUD No. 2 – 1.5000

ON SITE AMENITIES:

- Arroyos Park –8 acres of Texas-themed architecture
- W. Blakley Hall - an event space
- The Welcome Inn
- The Iron Yard Gym – open 24/7
- Playgrounds – Lookout Tower
- Amphitheater
- Splash Pad
- Fitcore Ninja Fitness Course
- 9-Hole Mini Disc Golf Course & 18 Hole Disc Golf course designed by Houck Designs
- Hiking and biking trails and picnic areas

MAGNOLIA ISD SCHOOLS - MODEL PLC DISTRICT

Williams Elementary School - <https://wes.magnoliaisd.org>

Magnolia Parkway Intermediate School - <https://mis.magnoliaisd.org/>

Magnolia Parkway Junior High School - <https://mjh.magnoliaisd.org/>

Magnolia West High School - <https://mwhs.magnoliaisd.org>

Building Dreams, Enhancing Lives

David Weekley Homes



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UTILITY INFORMATION

ELECTRIC: Entergy

www.entergy.com

[\(800\) 368-3749](tel:(800)368-3749)

GAS: SiEnergy

www.sienergy.com

[888-468-7007](tel:888-468-7007)

TRASH and RECYCLING: Best Trash

[\(281\) 313-2378](tel:(281)313-2378)

Trash pick-up days – Monday and Thursday

Recycling - Thursday

INTERNET: Ezee Fiber

[\(346\) 644-3788](tel:(346)644-3788)

WATER (MUD): Si Environmental

[\(832\) 490-1600](tel:(832)490-1600)

POSTAL SERVICES:

USPS

21359 Eva St

Montgomery, TX 77356

800-275-8777

EMERGENCY SERVICES:

IN CASE OF EMERGENCY – CALL 911

Magnolia Fire Station #189

1.5 miles from entry on FM 1486

FOR NON-EMERGENCIES::

Magnolia Police Department

18111 Buddy Riley Blvd,

Magnolia, TX 77354

(281) 356-2500

www.cityofmagnolia.com

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