

Community information

603 Yaupon Holly Drive, Rosenberg, TX 77471
281.721.4204

School district

Lamar Consolidated ISD	lcisd.org
Beasley Elementary School	beasley.lcisd.org
Navarro Middle School	navarro.lcisd.org
George Ranch Jr. High School	georgejh.lcisd.org
Terry High School	terryhs.lcisd.org

Non-emergency

Police Department	713.884.3131
Fire Department	281.328.2300
Taylor Morrison Warranty - Houston	713.823.8721
Houstonwarranty@taylormorrison.com	

Approximate tax rates
(2025) collected annually

Combined tax rate before homestead	\$3.16 per \$100
Fort Bend Drainage	\$0.01
Fort Bend ESD 8	\$0.10
Fort Bend General	\$1.14
Lamar CISD	\$1.50
Fot Bend MUD 253	\$0.41

Utilities/services

Electric/Gas	CenterPoint Energy 1.800.752.8036
Water/Sewer	Si Environmental LLC 832.490.1600
Trash/Recycling	Best Trash 281.313.2378
Cable, Internet, Phone	AT&T 1.800.331.0500
Post Office	USPS 1.800.275.8777

Community Association

HOA Fee	\$1,200/annually
Vission Communities Management	
972.612.2303	
vcmtexas.com	



Please refer to the Governance Documents and current Master Association's Budget found in your Sales Documents and contact the HOA Management Company for a more thorough description of these and all other assessments, fees and responsibilities. All information (including, but not limited to prices, views, availability, school assignments and ratings, incentives, floor plans, site plans, features, standards and options, assessments, and fees, planned amenities, programs, conceptual artists' renderings, tax rates and community development plans) is not guaranteed and remains subject to change, or delay without notice. This is not an offering in any state where prohibited or otherwise restricted by law. Please see a Taylor Morrison Community Sales Manager for details and visit www.taylormorrison.com for additional state and community specific disclaimers, licensing information and other details (as applicable). © January 2025, Taylor Morrison of Texas, Inc. All rights reserved.