



October 2025

Realty Issue 109

BUILDING NEWS

Please ensure that when driving into the 315 garage, you enter through the entrance directional arrow only. It is extremely dangerous to enter from the exit at any time, as this is a major liability. If you are unable to turn right, please proceed directly up the ramp to the next entrance. If you continue not to obey the directional signs, you will lose garage access.



BUILDING REMINDERS

- Before scheduling a contractor for your suite, please schedule a date/time with management; a COI is required.
- Please provide visitors with validations, as they will be subject to the new garage prices: \$20 without validation
- All access card requests are now to be sent to Agutierrez@parmco.com

TENANT NEWS





A special thank you to the tenants who came out to the End of Summer Custard Event !! It was a great turnout!!!!



Please remind all visitors using validations to scan their entry ticket first and then their validation ticket, which will prompt the gate to open.

MANAGEMENT CONTACT INFO

Beth Parkhurst
Senior Property Manager
bparkhurst@parmco.com

Adriana Gutierrez
Property Assistant
AGutierrez@parmco.com

Erica Binion
Tenant Service Coordinator
Ebinion@parmco.com

BUILDING ENGINEERS

Wade Reeves Chief Engineer

SECURITY
Derrick Grant (Director)
214-697-8909
Mandalay Tower 1
214-673-9762
Mandalay Towers 2 & 3
214-502-5800

COMPANY INFORMATION



Management Office: 972-869-9399

BUILDING CONCIERGE SERVICES

Canal Side Café

Located on the Canal Level of Tower 1 (7 am-3 pm)

Sub'z N Stuff

-Located on Las Colinas Blvd (11 am -8 pm)

Prime Time Auto Care

On-site hand car wash and detailing available every Wednesday and Friday.

For availability contact Larry at (214)361-9988

Canal Cleaners

Located in the Mandalay Tower 1 Parking Garage Drop-off times: 7:00 am – 10:00 am 3:30 pm – 6:30 pm

OCTOBER SAFETY TIPS

Stay Informed: Keep an eye on weather forecasts and updates to stay informed about potential changes.

Prepare for Rain: Bring an umbrella or rain gear to handle any unexpected rain showers.

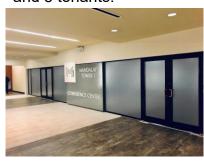
Dress Appropriately: Wear layers to accommodate temperature fluctuations and sudden rain.

Check Local Conditions: Always check local weather reports for the most accurate and up-to-date information.



BUILDING AMENITIES

Mandalay Towers has four on-site conference centers located on the campus. Tower 1 is located on the canal level and is for Tower 1 tenants only. Tower 2 is located on the third and fourth floors. Tower 3 is located on level 2, Suite 225, and is only shared by Tower 2 and 3 tenants.



New hours for the Fitness Centers are 5:00 am to 6:30 pm, Monday through Friday. (Closed Weekends)

IMPORTANT ACTIVITIES



Come out to **Eerie Irving,** where the Irving Parks and Recreation Department invites the city's ghouls, ghosts, and not-so-scary monsters to thrill, shock, and entertain.

https://irvingtx.gov/eerie -irving

MONTH OCTOBER



Breast Cancer Awareness Month in October 2025 will focus on various initiatives aimed at raising awareness and promoting early detection.



DID YOU KNOW?



Fire Prevention Week

October 5th -11th

This year, Fire Prevention Week focuses on the safe use of lithium-ion batteries – commonly found in many everyday items such as smartphones, e-bikes, cordless vacuums, and power tools. These batteries can overheat, start a fire, or even explode if damaged, overcharged, or misused.