

## The purpose of a Homeowner's Association (HOA) is to



**Perserve**



**Maintain**



**Enhance**



**Protect**

## Rules & Regulations

When homeowners follow the rules and regulations, it can prevent property values from decreasing due to poor neighborhood conditions. Although HOAs cannot control the market value, it can create a desirable community and formulate a beautiful neighborhood while still enforcing the rules and regulations.



**Vehicles** must be parked in an owner's driveway.



**Storm shutters** must be installed and/or used when storm warning has been issued.



**All common areas** can be used by all residents and must be kept in good condition.



**Garbage and recycling bins** are to be placed at the curb and collected at specific times.



**Home's exterior** should be kept neat and in good repair.



**Leasing** of residence is not permitted.



Nothing may be placed, constructed, or changed on the exterior of the home without prior **approval from the board** by submitting an Architectural Review Board (ARB) Request Application.



**No Commercial trucks** one ton or larger.



**One domestic pet** is permitted, under 30lbs, with Association approval only and must be registered (breed restrictions apply).

Pets must be on a leash while outside.



Residents should **respect their neighbors**.

## HOA Governing Documents

**Governing documents** are the declaration, the articles of incorporation, the bylaws, and the board rules and regulations.

These documents guide how an HOA is run and what rules and regulations owners must abide by.

To request your community's governing documents, please contact the **Director of Neighborhood Impact, Daniela Rambhajan** at 239-652-1672 or [HOA@habitat4humanity.org](mailto:HOA@habitat4humanity.org) or find them on our website.

## What are HOA Assessments?

The property owner's share of the money required to pay the expenses of the association. The amount of the assessment is determined by the association's budget and will differ for each community.

What your HOA fees may include: **nightly security patrol, administrative expenses, lawn care for all residents, maintenance of common areas, etc.**

Your HOA quarterly fees are escrowed into your mortgage.

## Questions?

Please contact  
**Daniela Rambhajan**  
**Director of Neighborhood Impact**  
at 239-652-1672  
or [HOA@habitat4humanity.org](mailto:HOA@habitat4humanity.org)