

Audubon Trail Homeowners Association Regulations

UPDATED: August, 2021

Homeowners are reminded that property outside the exterior of the house is not private property but common property owned by the Homeowners Association (HOA).

Any alteration, modification, or additions to the exterior of a house must be submitted as a variance to the Management Company and approved by the Board of Directors (BOD).

All homes shall be owner occupied. No unit may be leased, rented or used as a multi-level/multiple family household even where duplicate bedrooms, kitchens exist.

Garbage and recycling containers must be placed out the evening before or the morning of collection. They shall be stored out of sight at all other times.

Front entrances and decks shall not be used for storage of lumber, bulk material, refuse, rubbish, trash or other waste materials.

Planting of trees and bushes in the common area must be submitted as a variance and approved by the BOD.

All homeowner planted bushes, annuals, and or perennials are at the homeowner's risk and must be maintained by the homeowner. Dead plant material must be promptly disposed of including hanging pots. Garden hoses are to be neatly stored.

Yard and garage sales are limited to two per year per unit.

All signs are to be displayed in window only.

Pets must be leashed when outside owners home.

Hot tubs, fire pits and clothes lines are not permitted.

No unlicensed vehicles, boats, trailers, recreational vehicles or commercial vehicles may be parked anywhere on the premise except in the owners garage.

These regulations have been developed by the Audubon Trail Homeowners Board of Directors for the benefit of all residents. Homeowners are expected to follow the regulations. Enforcement is the responsibility of the Board of Directors. Any violation will result in a warning letter from the HOA Property Management Company alerting the homeowner of a perceived problem including a required corrective date. Failure to comply will result in the problem being corrected by the Management Company with any charges being billed or fines levied directly to the responsible homeowner.

