

Glen Oaks Estates Homeowners Association, Inc.

Summary of Rules

Please read and keep for future reference. The following is a summary of the major rules in the Declaration of Covenants and Restrictions. You may obtain a complete copy by contacting the office of the Association at (941) 366-1621, or you may access it online at www.glenoaksestates.com.

YARDS

- Grass is to be mowed and edged regularly. Landscaped areas shall be kept free of weeds, underbrush, or refuse.
- Items that are not a part of the house or landscaping should be kept out of public view when not being used. Example: ladders, buckets, lawnmowers, toys.
- Trash and yard waste containers, recycling bins, air conditioning units, pool pumps and other items must be hidden from view.
- Sheds must be either attached to the house and made to be a part of the house – or if unattached, must not be visible to any neighbor or to the public from any street. Prior approval of the Homeowners Association is required before constructing.

HOUSES:

- Paint or other finish must be maintained in good condition. No bright or strong colors may be used without written approval by the Association. All exterior walls must be the same color. Trim may be of a different color. No murals are permitted.
- Roofs must be kept clean and in good repair.
- Plans for modifying the exterior structure must be approved in advance in writing by the Association.
- No visible appearance of a business or trade is allowed, whether by signs, traffic, or other indication.
- No sign advertising a business may be posted by a resident or a business performing work at the property.

VEHICLES:

- Parking with any vehicle tires on the grass is prohibited.
- Commercial vehicles are not permitted to be parked in a visible manner, except when the vehicle is associated with work being done at the property. Commercial vehicle category includes automobiles with business lettering.
- Recreational vehicles may only be parked in a visible manner for 24 hours, for purposes of loading, unloading, and cleaning.
- Boats, trailers, and motorcycles may not be parked in a manner visible from the street or neighboring properties.

FENCES:

- Permission of the Homeowners Association is required before installing or replacing fencing. The City of Sarasota requires a building permit, and a call to 811 a few days in advance of installation for flagging of buried cables.
- Fences must be kept in good condition. If painted or stained, they must be of one color, which cannot be a bright or strong color.

ANIMALS:

- Free-roaming of animals is prohibited. Dog owners must pick up and dispose of dog waste appropriately.
- Live chickens and other poultry may not be kept on the property.