

Rozzelles Landing Homeowners Association

Correspondence:

FENCE SPECIFICATIONS

If you are interested in installing a fence at the rear of your patio and property line, the following guidelines have been established:

- 1) SIZE: Only 6' tall and extend out 11' in length from the predominant rear building line
(See Declaration of Covenants, Conditions and Restrictions; Article VII for clarification)
SIZE: HEIGHT: _____ LENGTH: _____ (from the predominant building line) WIDTH: _____
- 2) STYLE: WHITE PVC w/ lattice top
- 3) The homeowner will contact all local utility companies to verify the location of underground utility lines. If fences are installed over any underground utilities, the homeowner should understand that the utility companies have the right to remove or damage your fence in the event repairs on a line are necessary. The utility companies will not be responsible for reinstalling or repairing your fence.
- 4) Your fence will not restrict a neighbor or utility company's reasonable access path (5'0" wide or more of level ground outside the fence) from the back of the fence to both sides of the home.
- 5) After installing your fence, the homeowner is then responsible for maintaining the inside of the fence including the lawn areas.
- 6) The fence is only allowed within your deeded property. A copy of your plat must be included.
- 7) The fence location will not impede storm water flow, especially storm water in swales. If it does the homeowner will be responsible for all costs to correct.
- 8) The homeowner must obtain any and all necessary permits and governmental approvals.
- 9) Your fence cannot block any existing drain pattern.

I have read the above guidelines and understand that if the installation of my proposed fence is not in full compliance with the above, that I will be asked to remove or correct the errors at my expense.

(Print Homeowner's Name)

Date: _____

(Homeowner's Signature)

Address: _____

Home Phone: _____

City: _____ State: _____ Zip: _____

Work Phone: _____

E-mail: _____

NOTE: DO NOT MAKE ANY CHANGES OR ALTERATIONS UNTIL YOU HAVE APPROVAL FROM ENCORE REAL ESTATE COMPANY. IN ORDER TO RECEIVE APPROVAL, YOU MUST SUBMIT THE FOLLOWING:

- 1) A signed copy of this form
- 2) A copy of your plat of survey, with the fence lines sketched in with dimensions
- 3) A drawing showing the planned view of the fence layout with all dimension noted

For Office Use Only:

Approved _____ Denied _____

Approved _____ Denied: _____

Encore By: _____ Date: _____

Committee By: _____ Date: _____